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San Francisco Assessment Appeals Board

Journal of Proceedings
(Combined Agendas and Minutes)

July - September
2003

3 1223 06447 5123

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

DOCUMENTS DEPT
JUN 25 2003
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Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, July 01, 2003
9:30 AM

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1393
APPLICANT: TOY, WILFRED
PARCEL NO.: 0155 035
PARCEL ADDRESS: 1630 - 1634 HYDE ST,
TOPIC:
CURRENT ASSESSMENT: $780,300.00 APPLICANT'S OPINION: $116,628.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1394
APPLICANT: GATES, KINGSLEY & GATES, INC.
PARCEL NO.: 0130 034
PARCEL ADDRESS: 0653 - 0655 GREEN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,030,075.00 APPLICANT'S OPINION: $707,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

DATE POSTED
JUN 24 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1395
APPLICANT: GATES, KINGSLEY & GATES, INC.
PARCEL NO.: 0130 033
PARCEL ADDRESS: 0661 GREEN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $732,069.00 APPLICANT'S OPINION: $502,400.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1396
APPLICANT: GATES, KINGSLEY & GATES, INC.
PARCEL NO.: 0130 039
PARCEL ADDRESS: 0649 - 0651 GREEN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,602,318.00 APPLICANT'S OPINION: $1,800,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1444
APPLICANT: LAMPLEY, J. BRAD
PARCEL NO.: 3776 041
PARCEL ADDRESS: 0539 BRYANT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $7,929,727.00 APPLICANT'S OPINION: $3,152,956.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1469
APPLICANT: TANG FAT ENTERPRISES COMPANY, INC.
PARCEL NO.: 0287 005
PARCEL ADDRESS: 0219 - 0225 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,272,290.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1395
APPLICANT: GATES, KINGSLEY & GATES, INC.
PARCEL NO.: 0130 033
PARCEL ADDRESS: 0661 GREEN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $732,069.00 APPLICANT'S OPINION: $502,400.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1396
APPLICANT: GATES, KINGSLEY & GATES, INC.
PARCEL NO.: 0130 039
PARCEL ADDRESS: 0649 - 0651 GREEN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,602,318.00 APPLICANT'S OPINION: $1,800,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1444
APPLICANT: LAMPLEY, J. BRAD
PARCEL NO.: 3776 041
PARCEL ADDRESS: 0539 BRYANT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $7,929,727.00 APPLICANT'S OPINION: $3,152,956.00
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APPEAL TYPE: Real Property
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7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1469
APPLICANT: TANG FAT ENTERPRISES COMPANY, INC.
PARCEL NO.: 0287 005
PARCEL ADDRESS: 0219 - 0225 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,272,290.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Tuesday, July 01, 2003
9:30 AM

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1480
APPLICANT: JAPANESE AMERICAN RELIGIOUS FEDERATION ASSISTED LIVING
PARCEL NO.: 0674 033
PARCEL ADDRESS: 1881 SITUS TO BE ASSIGNED ST,
TOPIC:
CURRENT ASSESSMENT: $5,728,500.00 APPLICANT'S OPINION: $1,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1492
APPLICANT: RIVERS UNITED, INC.
PARCEL NO.: 0284 004
PARCEL ADDRESS: 0500 - 0516 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $10,359,109.00 APPLICANT'S OPINION: $8,287,287.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1493
APPLICANT: RIVERS UNITED, INC.
PARCEL NO.: 0284 002
PARCEL ADDRESS: 0535 POWELL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,090,602.00 APPLICANT'S OPINION: $872,482.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1494
APPLICANT: RIVERS UNITED, INC.
PARCEL NO.: 0284 003
PARCEL ADDRESS: 0529 POWELL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $708,822.00 APPLICANT'S OPINION: $567,057.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1529
APPLICANT: PIERSON-MELROSE REVOC TRUST
PARCEL NO.: 3733 092
PARCEL ADDRESS: 0862 - 0864 FOLSOM ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $793,929.00 APPLICANT'S OPINION: $778,362.00
TAXABLE YEAR: 2002 :
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-1530
APPLICANT: 146 REALTY COMPANY, LLC
PARCEL NO.: 0309 008
PARCEL ADDRESS: 0152 GEARY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,849,480.00 APPLICANT'S OPINION: $3,774,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-1531
APPLICANT: 146 REALTY COMPANY, LLC
PARCEL NO.: 0309 007
PARCEL ADDRESS: 0146 GEARY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,993,920.00 APPLICANT'S OPINION: $4,896,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, July 1, 2003 at 9:32 a.m.

Present: Diane Robinson, Frank Mahoney III and Tom Ramm

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1530	146 Realty Company, LLC	Postponed
2002-1531	146 Realty Company, LLC	Postponed

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1393	Wilfred Toy	Postponed
2002-1394	Gates, Kingsley & Gates, Inc.	Withdrawn
2002-1395	Gates, Kingsley & Gates, Inc.	Withdrawn
2002-1396	Gates, Kingsley & Gates, Inc.	Withdrawn
2002-1444	J. Brad Lampley	Withdrawn
2002-1469	Tang Fat Enterprises Company	Withdrawn
2002-1480	Japanese American Religious	Withdrawn
2002-1492	Rivers United, Inc.	Postponed
2002-1493	Rivers United, Inc.	Postponed
2002-1494	Rivers United, Inc.	Postponed
2002-1529	Pierson-Melrose Revoc Trust	Withdrawn

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There being no further business, the Board, at the hour of 10:00 a.m., recessed to reconvene Wednesday, July 2, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Wednesday, July 2, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
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E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

7
/03

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, July 02, 2003
9:30 AM

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1348
APPLICANT: MAIONCHI, DOMINIC
PARCEL NO.: 0492 014
PARCEL ADDRESS: 3320 FILLMORE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,669,327.00 APPLICANT'S OPINION: $1,100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1349
APPLICANT: MAIONCHI, DOMINIC
PARCEL NO.: 0938 016
PARCEL ADDRESS: 2599 LOMBARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,231,984.00 APPLICANT'S OPINION: $2,100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
JUN 24 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1350
APPLICANT: MARVIN GROVE TRUST
PARCEL NO.: 0536 005
PARCEL ADDRESS: 2925 PIERCE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,107,158.00 APPLICANT'S OPINION: $1,600,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1351
APPLICANT: SUTTER STREET PROPERTIES, LLC
PARCEL NO.: 0284 005
PARCEL ADDRESS: 0518 - 0522 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,392,920.00 APPLICANT'S OPINION: $1,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1352
APPLICANT: ESTRELE, LLC
PARCEL NO.: 0498 029
PARCEL ADDRESS: 1450 LOMBARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $9,134,878.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1647
APPLICANT: 939 MARKET STREET ASSOCIATES, INC.
PARCEL NO.: 3704 073
PARCEL ADDRESS: 0935 - 0943 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $8,937,036.00 APPLICANT'S OPINION: $7,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1650
APPLICANT: GRE, INC.
PARCEL NO.: 0310 004
PARCEL ADDRESS: 0025 - 0033 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $11,444,400.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1657
APPLICANT: WONG, JAIME & ELIZABETH 4 S REV.
PARCEL NO.: 0689 002
PARCEL ADDRESS: 1303 FRANKLIN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,433,784.00 APPLICANT'S OPINION: $700,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1658
APPLICANT: WONG, JAIME & ELIZABETH 4 S REV.
PARCEL NO.: 0689 003
PARCEL ADDRESS: 1314V POST ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,626,637.00 APPLICANT'S OPINION: $1,800,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1663
APPLICANT: GOUGH/FELL ASSOCIATES, LLC
PARCEL NO.: 0816 008
PARCEL ADDRESS: 0300 GOUGH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $9,740,798.00 APPLICANT'S OPINION: $4,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1681
APPLICANT: SHA, PARTICK
PARCEL NO.: 2002701346
PARCEL ADDRESS: 00000000 00000000 SFSU-BASEMENT CELLAR LEVE ,
TOPIC: Other
CURRENT ASSESSMENT: $118,320.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 2002
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-1702
APPLICANT: THE LURIE COMPANY
PARCEL NO.: 0240 002
PARCEL ADDRESS: 0417 MONTGOMERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,979,051.00 APPLICANT'S OPINION: $3,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-1704
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 0636 018A
PARCEL ADDRESS: 2100 FILLMORE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,805,157.00 APPLICANT'S OPINION: $1,400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

15) Hearing, discussion, and possible action involving:

APPLICATION 2002-1711
APPLICANT: ATC BUILDING COMPANY
PARCEL NO.: 0312 006
PARCEL ADDRESS: 0744 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $7,746,818.00 APPLICANT'S OPINION: $3,850,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, July 02, 2003
9:30 AM

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, July 2, 2003 at 9:30 a.m.

Present: Peter Fatooh, Frank Mahoney III, and Thomas Ramm

Quorum present

Chairperson: Peter Fatooh, Presiding

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The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1650	Gre, Inc.	Continued to 8/4/03

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1348	Dominic Maionchi	Postponed
2002-1349	Dominic Maionchi	Postponed
2002-1350	Mervin Grove Trust	Withdrawn
2002-1351	Sutter Street Properties, LLC	Postponed
2002-1352	Estrele, LLC	Postponed
2002-1647	939 Market Street Associates	Withdrawn
2002-1657	Wong, Jaime & Elizabeth	Withdrawn
2002-1658	Wong, Jaime & Elizabeth	Withdrawn
2002-1663	Gough/Fell Associates, LLC	Withdrawn
2002-1681	Partick Sha	Denied (no Show)
2002-1702	The Lurie Company	Withdrawn
2002-1704	Wells Fargo Bank	Withdrawn
2002-1711	ATC Building Company	Postponed

There being no further business, the Board, at the hour of 10:25 a.m., recessed to reconvene Tuesday, July 8, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator
Approved by the Board on Monday, July 14, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

03

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JUN 25 2003
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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Thursday, July 03, 2003
9:30 AM

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0807
APPLICANT: WATSON, WYATT & COMPANY
PARCEL NO.: 2002201022
PARCEL ADDRESS: 00000345 CALIFORNIA ST, 1400
TOPIC:
CURRENT ASSESSMENT: $3,248,500.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1024
APPLICANT: VRIHEAS, NICHOLAS
PARCEL NO.: 3206 003
PARCEL ADDRESS: 4610 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,627,010.00 APPLICANT'S OPINION: $2,625,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
JUN 24 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1221
APPLICANT: UNIVISION TELEVISION GROUP, INC. dba KDTV CHANNEL 14
PARCEL NO.: 2002201608
PARCEL ADDRESS: 00000050 FREMONT ST, 4100
TOPIC:
CURRENT ASSESSMENT: $5,697,038.00 APPLICANT'S OPINION: $2,700,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1298
APPLICANT: JOHN SPERLING IRREVOCABLE TRUST
PARCEL NO.: 0985 011
PARCEL ADDRESS: 3450 WASHINGTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $16,167,000.00 APPLICANT'S OPINION: $5,389,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1420
APPLICANT: CATELLUS DEVELOPMENT CORPORATION
PARCEL NO.: 8706 002
PARCEL ADDRESS: 0150 BERRY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $12,240,000.00 APPLICANT'S OPINION: $8,568,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1421
APPLICANT: CATELLUS DEVELOPMENT CORPORATION
PARCEL NO.: 8705 001
PARCEL ADDRESS: 0200 - 0298 BERRY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $5,227,365.00 APPLICANT'S OPINION: $3,659,156.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Thursday, July 03, 2003
9:30 AM

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1422
APPLICANT: CATELLUS DEVELOPMENT CORPORATION
PARCEL NO.: 3841 002
PARCEL ADDRESS: 1501V 03RD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $270,504.00 APPLICANT'S OPINION: $189,353.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1423
APPLICANT: CATELLUS DEVELOPMENT CORPORATION
PARCEL NO.: 3837 007
PARCEL ADDRESS: 1481 - 1501 03RD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,330,496.00 APPLICANT'S OPINION: $1,631,347.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1424
APPLICANT: CATELLUS DEVELOPMENT CORPORATION
PARCEL NO.: 3837 006
PARCEL ADDRESS: 1455 - 1475 03RD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,080,800.00 APPLICANT'S OPINION: $1,456,560.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1536
APPLICANT: FREEMAN DECORATING COMPANY
PARCEL NO.: 2002204527
PARCEL ADDRESS: 00000060 DORMAN AVE, 0000
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $769,567.00 APPLICANT'S OPINION: $600,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1537
APPLICANT: FREEMAN DECORATING COMPANY
PARCEL NO.: 2002204528
PARCEL ADDRESS: 00000001 00000000 HAWTHORNE ST, 0300
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $976,908.00 APPLICANT'S OPINION: $515,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-2217
APPLICANT: VRIHEAS, NICHOLAS
PARCEL NO.: 3206 029
PARCEL ADDRESS: 4610 0000 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $260,100.00 APPLICANT'S OPINION: $1,975,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-2218
APPLICANT: VRIHEAS, NICHOLAS
PARCEL NO.: 3206 030
PARCEL ADDRESS: 4610 0000 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $525,402.00 APPLICANT'S OPINION: $395,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Thursday, July 03, 2003
9:30 AM

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 08, 2003 To July 08, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1622
APPLICANT: RIDGE LAKE PARTNERS, INC. c/o RFS HOTEL INVESTORS, INC.
PARCEL NO.: 0284 010
PARCEL ADDRESS: 0562 0570 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $14,520,177.00 APPLICANT'S OPINION: $8,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1962
APPLICANT: LUKRICH, JOHN
PARCEL NO.: 0418A014
PARCEL ADDRESS: 0007 0000 CASA WAY,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,664,631.00 APPLICANT'S OPINION: $1,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

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4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1988
APPLICANT: BAUER, MARY
PARCEL NO.: 0524 017
PARCEL ADDRESS: 2506 0000 POLK ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,219,440.00 APPLICANT'S OPINION: $950,540.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1990
APPLICANT: CALLAN, ROBERT
PARCEL NO.: 0726 014B
PARCEL ADDRESS: 1785 0000 O'FARRELL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,586,610.00 APPLICANT'S OPINION: $1,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-2006
APPLICANT: BAY CITI PROPERTIES, LLC
PARCEL NO.: 0776 002
PARCEL ADDRESS: 0915 0000 PIERCE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,062,690.00 APPLICANT'S OPINION: $2,552,690.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 08, 2003 To July 08, 2003
9:30 AM (ALL DAY)

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-2012
APPLICANT: VLAHOS, JAMES
PARCEL NO.: 0490 002
PARCEL ADDRESS: 3325 0000 STEINER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,118,526.00 APPLICANT'S OPINION: $2,302,528.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-2028
APPLICANT: 942 HCT, LLC
PARCEL NO.: 0341 005
PARCEL ADDRESS: 0938 0940 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,921,500.00 APPLICANT'S OPINION: $3,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2032
APPLICANT: FARD, ABBAS
PARCEL NO.: 0298 014
PARCEL ADDRESS: 0700 0000 JONES ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,250,640.00 APPLICANT'S OPINION: $952,160.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-2059
APPLICANT: A. HENRALLY PROP
PARCEL NO.: 0313 002
PARCEL ADDRESS: 0059 GRANT AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,891,840.00 APPLICANT'S OPINION: $2,700,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2060
APPLICANT: ALL CITY PROPERTIES LLC
PARCEL NO.: 3731 072
PARCEL ADDRESS: ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,040,000.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ROLL CORRECTION SUPPLEMENTAL
STATUS: WITHDRAWN

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-2135
APPLICANT: RIDGE LAKE PARTNERS, INC. c/o RFS HOTEL INVESTORS, INC.
PARCEL NO.: 2002206324
PARCEL ADDRESS: 00000562 00000000 SUTTER ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $1,054,463.00 APPLICANT'S OPINION: $800,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

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10/03

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
July 10, 2003 To July 10, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1219
APPLICANT: DFS GROUP LIMITED
PARCEL NO.: 2002208081
PARCEL ADDRESS: 00000233 00000000 GEARY ST,
TOPIC:
CURRENT ASSESSMENT: $19,007,210.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1220
APPLICANT: DFS GROUP LIMITED
PARCEL NO.: 2002201150
PARCEL ADDRESS: 00000525 00000000 MARKET ST, 3300
TOPIC:
CURRENT ASSESSMENT: $10,516,826.00 APPLICANT'S OPINION: $7,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

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4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1251
APPLICANT: GOARD, CRAIG
PARCEL NO.: 3617 061
PARCEL ADDRESS: 0925 0935 GUERRERO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,971,647.00 APPLICANT'S OPINION: $1,650,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1425
APPLICANT: AARON BROTHERS, INC. #00220
PARCEL NO.: 2002206468
PARCEL ADDRESS: 00005600 00000000 GEARY BLVD,
TOPIC:
CURRENT ASSESSMENT: $326,788.00 APPLICANT'S OPINION: $163,394.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1437
APPLICANT: CABLE & WIRELESS INTERNET SERVICES, INC.
PARCEL NO.: 2002400408
PARCEL ADDRESS: 00000050 00000000 CALIFORNIA ST, 0650
TOPIC: Decline in Value
CURRENT ASSESSMENT: $18,358,434.00 APPLICANT'S OPINION: $1,800,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1526
APPLICANT: LATHAM & WATKINS
PARCEL NO.: 2002205101
PARCEL ADDRESS: 00000505 00000000 MONTGOMERY ST, 0900
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $2,308,515.00 APPLICANT'S OPINION: $1,154,258.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1528
APPLICANT: E COLOR, INC.
PARCEL NO.: 2002206801
PARCEL ADDRESS: 00000010 00000000 UNITED NATIONS PLZ, 0500
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $891,120.00 APPLICANT'S OPINION: $10,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1535
APPLICANT: CISCO SYSTEMS CAPITAL
PARCEL NO.: 2002206234
PARCEL ADDRESS: 00000000 00000000 VARIOUS LOCATIONS ,
TOPIC:
CURRENT ASSESSMENT: $8,861,056.00 APPLICANT'S OPINION: $8,031,291.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1538
APPLICANT: OFFICE MAX INC. #830
PARCEL NO.: 2002205186
PARCEL ADDRESS: 00003700 00000000 GEARY BLVD,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $375,585.00 : APPLICANT'S OPINION: $240,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1539
APPLICANT: OFFICE MAX INC #582
PARCEL NO.: 2002205187
PARCEL ADDRESS: 00001750 00000000 HARRISON ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $309,332.00 APPLICANT'S OPINION: $270,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1540
APPLICANT: OFFICE MAX INC. #572
PARCEL NO.: 2002205180
PARCEL ADDRESS: 00000625 00000000 BAYSHORE BLVD,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $794,488.00 APPLICANT'S OPINION: $450,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-1602
APPLICANT: MORGAN GUARANTY TRUST CO. OF NY
PARCEL NO.: 2002400067
PARCEL ADDRESS: 00000101 00000000 CALIFORNIA ST, 3800
TOPIC:
CURRENT ASSESSMENT: $8,611,916.00 APPLICANT'S OPINION: $4,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-1608
APPLICANT: STEWART, JOHN dba CARROLL BURDICK
PARCEL NO.: 2002201260
PARCEL ADDRESS: 00000044 00000000 MONTGOMERY ST, 0400
TOPIC:
CURRENT ASSESSMENT: $2,934,703.00 APPLICANT'S OPINION: $1,700,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

Assessment Appeals Board 2 Hearing
Room 406, City Hall
July 10, 2003 To July 10, 2003
9:30 AM (ALL DAY)

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, July 10, 2003 at 9:34 a.m.

Present: Andrienne Lacau and John McGary

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Quorum present

Chairperson: John McGary, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1219	DFS Group Limited	Postponed
2002-1220	DFS Group Limited	Postponed
2002-1251	Craig Goard	withdrawn
2002-1425	Aaron Brothers, Inc.	Postponed
2002-1437	Cable & Wireless Internet Ser	Postponed
2002-1526	Latham & Watkins	Withdrawn
2002-1528	E Color, Inc.	Denied (no show)
2002-1535	Cisco Systems Capital	Withdrawn
2002-1538	Office Max Inc.	Postponed
2002-1539	Office Max Inc.	Postponed
2002-1540	Office Max Inc.	Postponed
2002-1602	Morgan Guaranty Trust	Postponed
2002-1608	Stewart, John/Carroll Bur	Withdrawn

There being no further business, the Board, at the hour of 9:50 a.m., recessed to reconvene Thursday, July 17, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Friday, July 25, 2003

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
July 11, 2003 To July 11, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1547
APPLICANT: BALLY TOTAL FITNESS CORP
PARCEL NO.: 2002206060
PARCEL ADDRESS: 00000345 00000000 SPEAR ST, 0105
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $496,250.00 APPLICANT'S OPINION: $400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1548
APPLICANT: BALLY TOTAL FITNESS CORP
PARCEL NO.: 2002206132
PARCEL ADDRESS: 00000061 00000000 NEW MONTGOMERY ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $1,176,705.00 APPLICANT'S OPINION: $750,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1549
APPLICANT: BALLY TOTAL FITNESS CORP
PARCEL NO.: 2002206133
PARCEL ADDRESS: 00000001 00000000 POST ST, 0000LL
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $956,487.00 APPLICANT'S OPINION: $550,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1550
APPLICANT: BFIT ACQUISITION CORP
PARCEL NO.: 2002208633
PARCEL ADDRESS: 00002330 00000000 POLK ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $2,423,462.00 APPLICANT'S OPINION: $610,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1551
APPLICANT: BFIT ACQUISITION CORP
PARCEL NO.: 2002206067
PARCEL ADDRESS: 00002324 00000000 CHESTNUT ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $1,559,464.00 APPLICANT'S OPINION: $730,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1655
APPLICANT: WALGREEN'S
PARCEL NO.: 4212 019
PARCEL ADDRESS: 1189 0000 POTRERO AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,630,451.00 APPLICANT'S OPINION: $2,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1656
APPLICANT: GEARTY FORTY 2ND, INC. - WALGREEN'S
PARCEL NO.: 1493 001
PARCEL ADDRESS: 0025 0000 POINT LOBOS AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,255,606.00 APPLICANT'S OPINION: $2,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1659
APPLICANT: WALGREEN'S
PARCEL NO.: 5414 031
PARCEL ADDRESS: 5300 0000 SITUS TO BE ASSIGNED ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $5,476,686.00 APPLICANT'S OPINION: $2,700,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1660
APPLICANT: WALGREEN'S
PARCEL NO.: 2385 004
PARCEL ADDRESS: 2419 0000 40TH AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $364,140.00 APPLICANT'S OPINION: $175,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1661
APPLICANT: WALGREEN'S
PARCEL NO.: 2385 003
PARCEL ADDRESS: 0000 0000 V ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $364,140.00 APPLICANT'S OPINION: $175,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1662
APPLICANT: BTP GRANTOR TRUST
PARCEL NO.: 2385 046
PARCEL ADDRESS: 3001 3021 TARAVAL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,204,432.00 APPLICANT'S OPINION: $1,600,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-1701
APPLICANT: ANN TAYLOR, INC. #992
PARCEL NO.: 2002400746
PARCEL ADDRESS: 00000246 00000000 SUTTER ST,
TOPIC: Penalty Assessment
CURRENT ASSESSMENT: $1,316,146.00 APPLICANT'S OPINION: $1,316,146.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 2002-2071
APPLICANT: LITKE PROPERTIES, INC.
PARCEL NO.: 0688 001
PARCEL ADDRESS: 1501 1505 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $11,395,657.00 APPLICANT'S OPINION: $900,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-2075
APPLICANT: INDIAN WELLS LLC/SKYLINE SERVICE
PARCEL NO.: 0228 009
PARCEL ADDRESS: 0558 0000 SACRAMENTO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,748,500.00 APPLICANT'S OPINION: $3,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-2078
APPLICANT: GRE INC
PARCEL NO.: 0293 002
PARCEL ADDRESS: 0153 0000 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $14,929,740.00 APPLICANT'S OPINION: $11,400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-2081
APPLICANT: COOPER, HOWARD
PARCEL NO.: 0213 018
PARCEL ADDRESS: 1234 0000 TAYLOR ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,911,039.00 APPLICANT'S OPINION: $1,850,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-2208
APPLICANT: TOPINKA, JAMES
PARCEL NO.: 0167 044
PARCEL ADDRESS: ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $680,000.00 APPLICANT'S OPINION: $485,693.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-2215
APPLICANT: BTW III, INC. c/o MASTERWORKS DEVELOPMENT CORP.
PARCEL NO.: 0206 025
PARCEL ADDRESS: 0425 0000 BATTERY ST,
TOPIC:
CURRENT ASSESSMENT: $3,750,000.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-2232
APPLICANT: MANDEL, WILLIAM
PARCEL NO.: 0818 054
PARCEL ADDRESS: ,
TOPIC: Calamity
CURRENT ASSESSMENT: $2,956,602.00 APPLICANT'S OPINION: $2,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2245
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $234,328.00 APPLICANT'S OPINION: $67,541.00
TAXABLE YEAR: 1994
APPEAL TYPE: Real Property
ROLL TYPE:

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-2246
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $237,116.00 APPLICANT'S OPINION: $68,346.00
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE:

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2247
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $239,747.00 APPLICANT'S OPINION: $69,104.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE:

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-2248
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $509,264.00 APPLICANT'S OPINION: $40,485.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

Assessment Appeals Board 1 Hearing
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13) Hearing, discussion, and possible action involving:

APPLICATION 2002-2249
APPLICANT: TOY, BRUCE
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 0041 0043 VALPARAISO ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $500,000.00 APPLICANT'S OPINION: $70,485.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, July 14, 2003 at 9:30 a.m.

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Present: Diane Robinson, Frank Mahoney III and Tom Ramm

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-2071	Litke Properties, Inc.	A.V.Lowered (Assessor)
2002-2245	Bruce Toy	Submitted
2002-2246	Bruce Toy	Submitted
2002-2247	Bruce Toy	Submitted
2002-2248	Bruce Toy	Submitted
2002-2249	Bruce Toy	Submitted

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-2071	Litke Properties, Inc.	Withdrawn
2002-2078	Gre Inc.	Postponed
2002-2081	Howard Cooper	Withdrawn
2002-2208	James Topinka	Withdrawn
2002-2215	BTW III, Inc.	Postponed
2002-2232	William Mandel	Withdrawn

There being no further business, the Board, at the hour of 11:10 a.m., recessed to reconvene Tuesday, July 15, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Tuesday, July 15, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 2002-0607
APPLICANT: ZIMMERMAN STANLEY R. REV TRUST
PARCEL NO.: 0654 005
PARCEL ADDRESS: 2001 0000 FILLMORE ST,
TOPIC: Classification of Property in Incorrect
CURRENT ASSESSMENT: $2,221,403.00 APPLICANT'S OPINION: $1,887,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0609
APPLICANT: ELLISON, ERNEST
PARCEL NO.: 0222A002
PARCEL ADDRESS: 1170 0000 SACRAMENTO ST, 2B
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,725,330.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0618
APPLICANT: WILKES BASHFORD
PARCEL NO.: 0294 016
PARCEL ADDRESS: 0375 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $13,244,292.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0637
APPLICANT: CALIPINE CORPORATION
PARCEL NO.: 0738 032
PARCEL ADDRESS: 0203 0000 WILLOW ST, 401
TOPIC: Decline in Value
CURRENT ASSESSMENT: $410,480.00 APPLICANT'S OPINION: $350,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0638
APPLICANT: CALIPINE CORPORATION
PARCEL NO.: 0738 033
PARCEL ADDRESS: 0203 WILLOW ST, 402
TOPIC: Decline in Value
CURRENT ASSESSMENT: $595,373.00 APPLICANT'S OPINION: $350,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-0639
APPLICANT: CALIPINE CORPORATION
PARCEL NO.: 0738 034
PARCEL ADDRESS: 0203 WILLOW ST, 403
TOPIC: Decline in Value
CURRENT ASSESSMENT: $533,788.00 APPLICANT'S OPINION: $350,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-0640
APPLICANT: CALIPINE CORPORATION
PARCEL NO.: 0738 035
PARCEL ADDRESS: 0203 WILLOW ST, 404
TOPIC: Decline in Value
CURRENT ASSESSMENT: $492,948.00 APPLICANT'S OPINION: $350,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-0760
APPLICANT: 245 PARTNERS, LLC
PARCEL NO.: 0288 007
PARCEL ADDRESS: 0110 0000 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $10,533,529.00 APPLICANT'S OPINION: $8,503,030.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-0908
APPLICANT: BRE-MISSION, LLC
PARCEL NO.: 3721 083
PARCEL ADDRESS: 0531 0533 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,893,960.00 APPLICANT'S OPINION: $2,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-0909
APPLICANT: BRE-MISSION, LLC
PARCEL NO.: 3721 068
PARCEL ADDRESS: 0535 0539 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $8,412,960.00 APPLICANT'S OPINION: $3,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-0943
APPLICANT: 945 BRYANT, LLC
PARCEL NO.: 3780 079
PARCEL ADDRESS: 0945 0000 BRYANT ST,
TOPIC:
CURRENT ASSESSMENT: $11,981,052.00 APPLICANT'S OPINION: $5,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-2162
APPLICANT: KWAN, PAUL & JANE REVOCABLE
PARCEL NO.: 0258 020
PARCEL ADDRESS: 0558 0560 GRANT AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,387,690.00 APPLICANT'S OPINION: $840,800.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-2163
APPLICANT: KWAN, PAUL & JANE REVOCABLE
PARCEL NO.: 0271 003
PARCEL ADDRESS: 0425 GRANT AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,159,267.00 APPLICANT'S OPINION: $840,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-0040
APPLICANT: NEIMAN MARCUS GROUP, INC.
PARCEL NO.: 0313 016
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $15,850,000.00 APPLICANT'S OPINION: $11,887,500.00
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: WITHDRAWN

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-0041
APPLICANT: NEIMAN MARCUS GROUP, INC.
PARCEL NO.: 0313 016
PARCEL ADDRESS: ,
TOPIC: Other
CURRENT ASSESSMENT: $15,850,000.00 APPLICANT'S OPINION: $11,887,500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: WITHDRAWN

Assessment Appeals Board 1 Hearing
Room 406, City Hall
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4) Hearing, discussion, and possible action involving:

APPLICATION 2001-0042
APPLICANT: NEIMAN MARCUS GROUP, INC.
PARCEL NO.: 0313 016
PARCEL ADDRESS: ,
TOPIC: Other
CURRENT ASSESSMENT: $16,867,000.00 APPLICANT'S OPINION: $12,650,250.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2001-0145
APPLICANT: TRANSAMERICA REALTY SERVICES, INC.
PARCEL NO.: 3768 016
PARCEL ADDRESS: 0002 0000 BRYANT ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $13,700,000.00 APPLICANT'S OPINION: $10,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION 2001-0146
APPLICANT: TRANSAMERICA REALTY SERVICES, INC.
PARCEL NO.: 3768 016
PARCEL ADDRESS: 0002 0000 BRYANT ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $13,700,000.00 APPLICANT'S OPINION: $10,000,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2001-0354
APPLICANT: NEIMAN MARCUS GROUP INC.
PARCEL NO.: 0313 016
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $17,204,340.00 APPLICANT'S OPINION: $12,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2001-0874
APPLICANT: TRANSAMERICA REALTY SERVICES, INC.
PARCEL NO.: 3768 016
PARCEL ADDRESS: 0002 0000 BRYANT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $13,974,000.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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1:30 PM (ALL DAY)

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, July 15, 2003 at 10:00 a.m.

Present: Peter Fatooh and Thomas Ramm

Frank Mahoney III, recused himself because of potential conflict of interest

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0908	BRE-MISSION, LLC	Submitted
2002-0908	BRE-MISSION, LLC	Submitted

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0607	Zimmerman Stanley Trust	Withdrawn
2002-0609	Ernest Ellison	Withdrawn
2002-0618	Wilkes Bashford	Withdrawn
2002-0637	Calipine Corporation	Withdrawn
2002-0638	Calipine Corporation	Withdrawn
2002-0639	Calipine Corporation	Withdrawn
2002-0640	Calipine Corporation	Withdrawn
2002-0760	245 Partners, LLC	Withdrawn
2002-0943	945 Bryant, LLC	Withdrawn
2002-2162	Kwan, Paul & Jane Revocable	Withdrawn
2002-2163	Kwan, Paul & Jane Revocable	Withdrawn

There being no further business, the Board, at the hour of 11:55 a.m., recessed to reconvene Wednesday, July 16, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Wednesday, July 16, 2003

Agenda* / Notice of Assessment Appeals Board

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16/03

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Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 16, 2003 To July 16, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-0226
APPLICANT: COMDISCO INC
PARCEL NO.: 2001201520
PARCEL ADDRESS: 00000000 00000000 VARIOUS LOCATIONS , 0000
TOPIC:
CURRENT ASSESSMENT: $83,009,668.00 APPLICANT'S OPINION: $7,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0986
APPLICANT: PATRIOT AMERICAN HOSPITALITY INC.
PARCEL NO.: 3705 023
PARCEL ADDRESS: 0085 0099 05TH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,189,457.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1023
APPLICANT: TRANSCONTINENTAL MAJESTIC CORP.
PARCEL NO.: 0673 005
PARCEL ADDRESS: 1500 0000 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $6,303,932.00 APPLICANT'S OPINION: $3,156,907.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1175
APPLICANT: SC HOTEL PARTNERS, LLC c/o HARDIN CAPITAL, LLC
PARCEL NO.: 0305 008
PARCEL ADDRESS: 0542 0000 GEARY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,040,000.00 APPLICANT'S OPINION: $2,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1176
APPLICANT: SC HOTEL PARTNERS, LLC c/o HARDIN CAPITAL, LLC
PARCEL NO.: 0305 009
PARCEL ADDRESS: 0550 0000 GEARY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,460,000.00 APPLICANT'S OPINION: $12,600,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1178
APPLICANT: 115 SANSOME, LLC c/o UNIRE REAL ESTATE GROUP
PARCEL NO.: 0268 002
PARCEL ADDRESS: 0115 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $27,622,620.00 APPLICANT'S OPINION: $16,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1483
APPLICANT: PATRIOT AMERICAN HOSPITALITY INC.
PARCEL NO.: 3705 021
PARCEL ADDRESS: 0067 0081 05TH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $11,066,789.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2027
APPLICANT: 690A HCT, LLC
PARCEL NO.: 0311 006
PARCEL ADDRESS: 0010 0000 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $29,131,200.00 APPLICANT'S OPINION: $20,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 16, 2003 To July 16, 2003
9:30 AM (ALL DAY)

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-2082
APPLICANT: 450 SANSOME STREET CROP
PARCEL NO.: 0229 018
PARCEL ADDRESS: 0450 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $36,720,000.00 APPLICANT'S OPINION: $27,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ROLL CORRECTION SUPPLEMENTAL

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 16, 2003 To July 16, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 1997-0869
APPLICANT: K & H SUTTER CO.
PARCEL NO.: 0310 022
PARCEL ADDRESS: 0117 POST ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $3,775,110.00 APPLICANT'S OPINION: $715,110.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION 1997-0870
APPLICANT: K & H SUTTER CO.
PARCEL NO.: 0310 022
PARCEL ADDRESS: 0117 POST ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $3,693,585.00 APPLICANT'S OPINION: $693,395.00
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 16, 2003 To July 16, 2003
1:30 PM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 1997-0871
APPLICANT: K & H SUTTER CO.
PARCEL NO.: 0310 022
PARCEL ADDRESS: 0117 POST ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $3,700,892.00 APPLICANT'S OPINION: $701,090.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION 1999-0989
APPLICANT: WRC PROPERTIES, INC. C/O TEACHERS INSURANCE & ANNUITY
PARCEL NO.: 3708 029
PARCEL ADDRESS: 0071 0000 STEVENSON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $17,551,271.00 APPLICANT'S OPINION: $25,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 1999-0990
APPLICANT: WRC PROPERTIES, INC. C/O TEACHERS INSURANCE & ANNUITY
PARCEL NO.: 3708 028
PARCEL ADDRESS: 0071 0000 STEVENSON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $64,091,163.00 APPLICANT'S OPINION: $25,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 16, 2003 To July 16, 2003
1:30 PM (ALL DAY)

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, July 16, 2003 at 9:30 a.m.

Present: Peter Fatooh, Alec Lambie and Frank Mahoney III

Quorum present

Chairperson: Peter Fatooh, Presiding

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The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-0986	Patriot American Hospitality	Postponed
2002-1023	Transcontinental Majestic	Postponed
2002-1483	Patriot American Hospitality	Postponed
2002-2027	690A HCT, LLC	A.V.Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2001-0226	Comdisco Inc.	Withdrawn
2002-1175	SC Hotel Partners, LLC	Withdrawn
2002-1176	SC Hotel Partners, LLC	Withdrawn
2002-1178	115 Sansome, LLC	Postponed
2002-2082	450 Sansome Street Crop	Postponed

RECESS

There being no further business, the Board, at the hour of 10:10 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:30 p.m.

Present: Frank Mahoney, Peter Fatooh, and Alec Lambie

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
1997-0869	K & H Sutter Co.	Postponed
1997-0870	K & H Sutter Co.	Postponed
1997-0871	K & H Sutter Co.	Postponed

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
1999-0989	WRC Properties, Inc.	Withdrawn
1999-0990	WRC Properties, Inc.	Withdrawn

There being no further business, the Board, at the hour of 2:10 p.m., recessed to reconvene Monday, July 21, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Tuesday, July 22, 2003

Agenda* / Notice of Assessment Appeals Board

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7/03

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
July 17, 2003 To July 17, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 2002-1227
APPLICANT: COUDERT BROTHERS
PARCEL NO.: 2002201098
PARCEL ADDRESS: 00002801 00000000 LEAVENWORTH ST, 0300
TOPIC:
CURRENT ASSESSMENT: $5,153,344.00 APPLICANT'S OPINION: $2,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1228
APPLICANT: HANCOCK, ROTHERT & BUNSHOFT LLP
PARCEL NO.: 2002200262
PARCEL ADDRESS: 00000004 00000000 EMBARCADERO CENTER , 0300
TOPIC:
CURRENT ASSESSMENT: $3,327,713.00 APPLICANT'S OPINION: $1,600,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
JUL 0 9 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1229
APPLICANT: SEGA OF AMERICA, INC.
PARCEL NO.: 2002208193
PARCEL ADDRESS: 00000650 00000000 TOWNSEND ST, 0650
TOPIC:
CURRENT ASSESSMENT: $5,833,689.00 APPLICANT'S OPINION: $2,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1230
APPLICANT: GOODBY, SILVERSTEIN & PARTNERS, INC.
PARCEL NO.: 2002208279
PARCEL ADDRESS: 00000717 00000000 CALIFORNIA ST,
TOPIC:
CURRENT ASSESSMENT: $1,025,743.00 APPLICANT'S OPINION: $200,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1231
APPLICANT: GOODBY, SILVERSTEIN & PARTNERS, INC.
PARCEL NO.: 2002202130
PARCEL ADDRESS: 00000720 00000000 CALIFORNIA ST, 0000
TOPIC:
CURRENT ASSESSMENT: $5,468,935.00 APPLICANT'S OPINION: $2,700,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1705
APPLICANT: ATC BUILDING COMPANY
PARCEL NO.: 1526 029
PARCEL ADDRESS: 5445 5455 GEARY BLVD,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,751,473.00 APPLICANT'S OPINION: $850,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1713
APPLICANT: CHILJAN LIVING TRUST
PARCEL NO.: 2989B033
PARCEL ADDRESS: 0279 0000 W WEST PORTAL AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,804,052.00 APPLICANT'S OPINION: $900,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1717
APPLICANT: CORNERSTONE REAL ESTATE ADVISERS
PARCEL NO.: 2002208760
PARCEL ADDRESS: 00000222 00000000 SANSOME ST,
TOPIC:
CURRENT ASSESSMENT: $4,733,066.00 APPLICANT'S OPINION: $2,200,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1993
APPLICANT: WONG, YU SHUN
PARCEL NO.: 5590A009
PARCEL ADDRESS: 0925 0000 TOLAND ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,820,692.00 APPLICANT'S OPINION: $1,400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2002
APPLICANT: JAMES & MARY O'CONNOR TRUST
PARCEL NO.: 5285A004
PARCEL ADDRESS: 2270 0000 MCKINNON AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,248,480.00 APPLICANT'S OPINION: $900,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-2010
APPLICANT: WISECARVER, BRUCE
PARCEL NO.: 5414 023
PARCEL ADDRESS: 0045 0000 WILLIAMS AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,332,960.00 APPLICANT'S OPINION: $3,400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-2018
APPLICANT: LIN, JUSTIN
PARCEL NO.: 5802 020
PARCEL ADDRESS: 3999 0000 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,532,158.00 APPLICANT'S OPINION: $2,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-2019
APPLICANT: M DATTANI CREDIT TRUST
PARCEL NO.: 3611 001
PARCEL ADDRESS: 3305 3321 20TH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,116,900.00 APPLICANT'S OPINION: $900,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION 2002-2127
APPLICANT: CHEQUER ISLAND TRUST
PARCEL NO.: 6509 020
PARCEL ADDRESS: 3895 3899 24TH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,300,500.00 APPLICANT'S OPINION: $900,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

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Agenda

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 1** HEARING ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

FRIDAY, JULY 18, 2003
9:30 AM

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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1) Public Comment on any agenda item.

2) **Closed Session to deliberate valuation regarding the following applications** (pursuant to Revenue and Taxation Code Section 1605.4):

A. **Application 2002-0908**
Applicant: BRE-Mission, LLC
Block 3721, Lot 083
Parcel address: 0531-0533 Mission Street
Current Assessment $4,893,960.00 Applicant's Opinion $ 2,000,000.00
Real Property, Regular appeal

B. **Application 2002-0909**
Applicant: BRE-Mission, LLC
Block 3721, Lot 068
Parcel address: 0535-0539 Mission Street
Current Assessment $8,412,960.00 Applicant's Opinion $ 3,000,000.00
Real Property, Regular appeal

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3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching its decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

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ACCESSIBILITY – The hearing room is wheelchair accessible.

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

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SPECIAL MEETING OF THE ASSESSMENT APPEALS BOARD

JOINT MEETING OF ASSESSMENT APPEALS BOARDS NO. 1 AND 2

PURSUANT TO ADMINISTRATIVE CODE SECTION 2B.6

MONDAY, JULY 21, 2003
9:30 A.M.
CITY HALL, ROOM 406

1. Roll Call.

2. Selection of a Chairperson for the Joint Meeting.

3. Public Comment (for items on the agenda as well as items not on the agenda but under the jurisdiction of the Boards).

4. Presentation by the Assessor's office regarding proposed procedural changes within the Assessor's office that may improve efficiencies regarding Assessment Appeal hearings.

   - 441(d) letters to commercial applicants, requesting property information prior to the AAB scheduling a hearing, and possible Board action(s) for applicants' non-compliance.
   - Prehearing Conferences regarding 441(d) requests for information.
   - Consideration of Assessor's proposed scheduling system for commercial property appeals.

5. Training / presentation by the City Attorney's office on the Sunshine Ordinance and conflict of interest.

6. Update on legal issues that may affect the Assessment Appeals Board.

   - Status on courts cases involving the San Francisco AAB.
     - One Market Plaza
     - Thomas Ballard / 1369 Hyde Street
     - Mission Housing, et al
     - Geneva Towers

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Assessment Appeals Board

- Orange County Superior Court decision regarding Proposition 13 and the ability to go back to the base year and factor forward the 2% to establish current "full cash" value of property. (Similar bill introduced in the state assembly, known as AB 1315.)
- Grandparent / Grandchild Exclusions
- Domestic Partners Exclusions

7. Discussion on scheduling appeal applications for hearing before the Board – What works and what doesn't.

    - Assigned hearing days for Board 1 and Board 2.
    - Hearing Officer program for 2003/2004.

8. Discussion regarding Rules of Order and Board decorum during Assessment Appeals hearings.

9. Administrative Reports and updates.

    - Presentation and discussion regarding the proposed 2003/2004 fiscal year budget.
    - 2002/3003 fiscal year-end activity report.
    - Backlog of pending assessment appeals.
    - Appeals facing deadlines in September 2004.
    - Pending appeals exceeding $100 million in assessed value.
    - Percentage of appeals heard by the Board compared to the overall number of appeals scheduled.
    - Summary of the July 10, 2003 Budget Committee hearing regarding the Assessment Appeals Board and the Assessor's office.

10. Open discussion regarding local procedural rules for the Assessment Appeals Board.

11. Public Comment (for items on the agenda as well as items not on the agenda but under the jurisdiction of the Boards).

12. Adjournment.

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E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the Special Joint Meeting of Assessment Appeals Boards Number 1 and Number 2 for the City and County of San Francisco, Monday, July 21, 2003 at 9:35 a.m.

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1. Roll Call.

Present:

Board 1	Board 2
Peter Fatooh	Adrienne Lacau
Alec Lambie	Mervin Conlan
Diane Robinson	Donald Schmidt
Thomas Ramm	John McGary
Frank Mahoney, III	Donna Crowder
Hayes Miles (late arrival)	Joseph Tam
Carol Ruth Silver	
Donald Kavanagh	

- ➢ Quorum Present

2. Selection of a Chairperson for the Joint Meeting.

- ➢ Board voted to have Alec Lambie serve as Chair for the meeting.

3. Public Comment (for items on the agenda as well as items not on the agenda but under the jurisdiction of the Boards).

- ➢ No public comment was given.

4. A presentation was made by Rich Hillis, Deputy Assessor, and Alex Tharayil, acting Chief Appraiser, and discussion was held regarding proposed procedural changes in the Assessor's office as they relate to assessment appeals involving:

- ➢ 441(d) letters sent by the Assessor's office to commercial property owners requesting documents and information to substantiate the opinion of value reflected on appeals filed with the AAB, the subsequent impact to the AAB in scheduling these appeals for hearing before the Board, and the possible Board action(s) for an applicants' non-compliance to the 441(d) request.

ACTION: The Board requested its' legal counsel to provide clarification regarding the applicability of 441(d) as it relates to real property.

- ➢ Prehearing Conferences regarding 441(d) requests for information.

ACTION: The Board requested additional information from its legal counsel and its Administrator regarding whether prehearing conferences should be heard by a 3-member panel, versus by one board member sitting as hearing officer. The Board also asked for a report on other counties' interpretation of Property Tax Rule 305.2 regarding implementing and establishing procedures for prehearing conferences.

- ➢ **THE BOARD CONTINUED BOTH OF THESE ITEMS FOR FURTHER DISCUSSION AND POSSIBLE ACTION AT A LATER DATE.**

5. Training / presentation by the City Attorney's office on the Sunshine Ordinance and conflict of interest.

   - ➢ Claire Sylvia, deputy city attorney, gave an overview on conflicts of interest and the conduct of public officials. A videotape regarding the Sunshine Ordinance will provided to the office for the members' annual training requirement.

6. Marie Blits, Deputy City Attorney, provided the Board with an update on legal issues that may affect the Assessment Appeals Board.

   - ➢ One Market Plaza is on appeal to Superior Court.
   - ➢ Thomas Ballard / 1369 Hyde Street is on its way to the Court of Appeals.
   - ➢ Nothing to report on the Mission Housing, et al court cases.
   - ➢ Discussed the impact of the court decision on Geneva Towers regarding the county's non-response to the property tax claim for refund filed with the Board of Supervisors on behalf of Geneva Towers.
   - ➢ The Orange County Superior Court decision regarding Proposition 13 and the ability to go back to the base year and factor forward the 2% to establish current "full cash" value of property is going to the Court of the Appeals.
   - ➢ Reviewed requirements for the grandparent to grandchild exclusion.
   - ➢ Domestic Partners Exclusion is pending legislation.

7. A brief overview was given by the Administrator regarding the issue of future scheduling for hearing officer requests and appeals that are currently pending before the Board.

8. A brief discussion was held relating to Rules of Order and Board decorum during Board hearings.

9. The Administrator distributed various reports and information as listed on the agenda.

   - ➢ There was no discussion, nor action taken on this item.

10. There was no Public Comment for any item on this agenda, nor for any items not listed on the agenda but within the jurisdiction of the Board.

There being no further business before the Joint Board, at the hour of 11:52 a.m., the Board adjourned until its next scheduled Joint Board Meeting.

Gloria L Young
Clerk of the Board

Dawn Du

Dawn Duran
Administrator

Approved by Board 1 and Board 2 on February 23, 2004

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing

Room 406, City Hall

Monday, July 21, 2003 To Monday, July 21, 2003

1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 1997-0142
APPLICANT: NORDSTROM, INC.
PARCEL NO.: 7296 006
PARCEL ADDRESS: 0285 WINSTON DR,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT: $20,598,672.00 APPLICANT'S OPINION: $5,500,000.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION 1998-0499
APPLICANT: NORDSTROM, INC.
PARCEL NO.: 7296 006
PARCEL ADDRESS: 0285 WINSTON DR,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $21,430,856.00 APPLICANT'S OPINION: $5,500,000.00
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 1999-0426
APPLICANT: NORDSTORM INCORPORATED
PARCEL NO.: 7296 006
PARCEL ADDRESS: 0285 WINSTON DR,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $21,827,969.00 APPLICANT'S OPINION: $5,500,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2000-0265
APPLICANT: NORDSTORM INCORPORATED
PARCEL NO.: 7296 006
PARCEL ADDRESS: 0285 WINSTON DR,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $22,640,075.00 APPLICANT'S OPINION: $5,500,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2001-0468
APPLICANT: NORDSTORM INCORPORATED
PARCEL NO.: 7296 006
PARCEL ADDRESS: 0285 WINSTON DR,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,092,877.00 APPLICANT'S OPINION: $5,500,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Monday, July 21, 2003 To Monday, July 21, 2003
1:30 PM (ALL DAY)

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, July 21, 2003 at 1:50 p.m.

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Present: Peter Fatooh, Alec Lambie and Diane Robinson

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
1997-0142	Nordstrom, Inc.	Submitted
1998-0499	Nordstrom, Inc.	Submitted
1999-0426	Nordstrom, Inc.	Submitted
2000-0265	Nordstrom, Inc.	Submitted
2001-0468	Nordstrom, Inc.	Submitted

There being no further business, the Board, at the hour of 4:20 p.m., recessed to reconvene Tuesday, July 22, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Tuesday, July 22, 2003

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 22, 2003 To July 22, 2003
9:30 AM (ALL DAY)

Page 1 of 5

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0363
APPLICANT: OP&F STEVENSON STREET CORP.
PARCEL NO.: 3708 040
PARCEL ADDRESS: 0049 0000 STEVENSON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $36,886,341.00 APPLICANT'S OPINION: $17,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: STIP/P

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0524
APPLICANT: MACROMEDIA, INC.
PARCEL NO.: 2002203300
PARCEL ADDRESS: 00000600 00000000 TOWNSEND ST, 0310W
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $31,042,226.00 APPLICANT'S OPINION: $12,972,218.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 22, 2003 To July 22, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0525
APPLICANT: MACROMEDIA, INC.
PARCEL NO.: 2002208425
PARCEL ADDRESS: 00000099 00000000 RHODE ISLAND ,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $13,136,915.00 APPLICANT'S OPINION: $2,285,003.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0526
APPLICANT: MACROMEDIA, INC.
PARCEL NO.: 2002208438
PARCEL ADDRESS: 00000818 00000000 MISSION ST, 0200
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $1,850,573.00 APPLICANT'S OPINION: $1,111,961.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0549
APPLICANT: SEAKER & SON
PARCEL NO.: 0310 021
PARCEL ADDRESS: 0135 POST ST,
TOPIC: Other
CURRENT ASSESSMENT: $26,057,833.00 APPLICANT'S OPINION: $23,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-0569
APPLICANT: TRANSWESTERN RBH HOWARD HAWTHORNE, INC
PARCEL NO.: 3735 046
PARCEL ADDRESS: 0055 0000 HAWTHORNE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $40,799,997.00 APPLICANT'S OPINION: $26,754,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-0570
APPLICANT: TRANSWESTERN RBH HOWARD HAWTHORNE, INC
PARCEL NO.: 3735 005
PARCEL ADDRESS: 0625 0000 HOWARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $20,399,996.00 APPLICANT'S OPINION: $15,422,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-0575
APPLICANT: R.B. MARKET STREET, LP
PARCEL NO.: 3707 061
PARCEL ADDRESS: 0625 0631 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $15,918,120.00 APPLICANT'S OPINION: $13,081,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 22, 2003 To July 22, 2003
9:30 AM (ALL DAY)

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-0713
APPLICANT: BROBECK, PHLEGER & HARRISON
PARCEL NO.: 2002200167
PARCEL ADDRESS: 00000001 00000000 MARKET SPEAR TOWER , 3100
TOPIC:
CURRENT ASSESSMENT: $29,789,427.00 APPLICANT'S OPINION: $14,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-0882
APPLICANT: 5 FREELON STREET, LLC
PARCEL NO.: 3776 080
PARCEL ADDRESS: 0005 0000 FREELON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,111,000.00 APPLICANT'S OPINION: $1,750,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 22, 2003 To July 22, 2003
9:30 AM (ALL DAY)

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JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

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Present: Peter Fatooh, Alec Lambie and Diane Robinson

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0363	OP & F Stevenson Street Corp	A.V.Lowered (Assessor)
2002-0549	Seaker & Son	A.V.Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0524	Macromedia, Inc.	Withdrawn
2002-0525	Macromedia, Inc.	Withdrawn
2002-0526	Macromedia, Inc.	Withdrawn
2002-0569	Transwestern RBH Howard	Postponed
2002-0570	Transwestern RBH Howard	Postponed
2002-0575	R.B Market Street , LP	Withdrawn
2002-0713	Brobeck, Phleger & Harrison	Postponed
2002-0882	5 Freelon Street, LLC	Withdrawn

There being no further business, the Board, at the hour of 10:10 a.m., recessed to reconvene Monday, July 28, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Monday, July 28, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 1** HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

TUESDAY, JULY 22, 2003
12:00 PM

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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2) **Closed Session to deliberate valuation regarding the following applications** (pursuant to Revenue and Taxation Code Section 1605.4):

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Real Property, Regular Appeal for 2002 roll year

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Assessment Appeals Board

3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching its decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

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LOBBYIST REGISTRATION AND REPORTING REQUIREMENTS - Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317;Web site www.sfgov.org/ethics.

ACCESSIBILITY – The hearing room is wheelchair accessible.

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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7

24/03

Assessment Appeals Board 2 Hearing
Room 406, City Hall
July 24, 2003 To July 24, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1308
APPLICANT: DELTANET, INC.
PARCEL NO.: 2002201176
PARCEL ADDRESS: 00000100 00000000 01ST ST, 2100
TOPIC:
CURRENT ASSESSMENT: $1,153,233.00 APPLICANT'S OPINION: $550,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1309
APPLICANT: DRESDNER RCM GLOBAL INVESTORS, LLC
PARCEL NO.: 2002205977
PARCEL ADDRESS: 00000004 00000000 EMBARCADERO CENTER , 2800
TOPIC:
CURRENT ASSESSMENT: $18,933,617.00 APPLICANT'S OPINION: $9,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DATE POSTED
JUL 15 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1310
APPLICANT: SUTRO & COMPANY, INC.
PARCEL NO.: 2002200846
PARCEL ADDRESS: 00000201 00000000 CALIFORNIA ST, 0000
TOPIC:
CURRENT ASSESSMENT: $5,181,777.00 APPLICANT'S OPINION: $2,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1714
APPLICANT: CHIN FAMILY TRUST
PARCEL NO.: 1061 018
PARCEL ADDRESS: 3600 3628 GEARY BLVD,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $968,733.00 APPLICANT'S OPINION: $450,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1715
APPLICANT: CHIN FAMILY TRUST
PARCEL NO.: 1061 023
PARCEL ADDRESS: 3634 0000 GEARY BLVD,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $54,307.00 APPLICANT'S OPINION: $26,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1716
APPLICANT: CHIN FAMILY TRUST
PARCEL NO.: 1061 048
PARCEL ADDRESS: 3650 GEARY BLVD,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,933.00 APPLICANT'S OPINION: $140,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1745
APPLICANT: MAY E. KLAUS 1992 TRUST
PARCEL NO.: 1181 001
PARCEL ADDRESS: 0719 0000 SCOTT ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $2,801,261.00 APPLICANT'S OPINION: $1,206,385.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR
STATUS: POSTPONED

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1746
APPLICANT: MAY E. KLAUS 1992 TRUST
PARCEL NO.: 1181 001
PARCEL ADDRESS: 0719 0000 SCOTT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,862,409.00 APPLICANT'S OPINION: $1,206,385.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

Assessment Appeals Board 2 Hearing
Room 406, City Hall
July 24, 2003 To July 24, 2003
9:30 AM (ALL DAY)

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1764
APPLICANT: PEREZ, ALEXANDER
PARCEL NO.: 2002400917
PARCEL ADDRESS: 00003200 00000000 GEARY BLVD, 0200
TOPIC:
CURRENT ASSESSMENT: $20,000.00 APPLICANT'S OPINION: $3,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1778
APPLICANT: VIACOM OUTDOOR, INC.
PARCEL NO.: 2002201064
PARCEL ADDRESS: 00000000 00000000 VARIOUS LOCATIONS , 0000
TOPIC:
CURRENT ASSESSMENT: $598,968.00 APPLICANT'S OPINION: $358,781.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1779
APPLICANT: PAUL, HASTINGS, JANOFSKY & WALKER LLP
PARCEL NO.: 2002205072
PARCEL ADDRESS: 00000345 00000000 CALIFORNIA ST, 2900
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $6,935,984.00 APPLICANT'S OPINION: $3,796,431.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-1902
APPLICANT: W.H. SMITH OF NEVADA, INC.
PARCEL NO.: 2002990146
PARCEL ADDRESS: 00000222 00000000 MASON ST,
TOPIC: Penalty Assessment
CURRENT ASSESSMENT: $131,418.00 : APPLICANT'S OPINION: $131,418.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, July 24, 2003 at 9:40 a.m.

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Present: Lawrence Lee and Mervin Conlan
Quorum present
Chairperson: Lawrence Lee, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2002-1308	Deltanet, Inc	Withdrawn
2002-1309	Dresdner RCM Global Inves	Postponed
2002-1310	Sutro & Company, Inc.	Withdrawn
2002-1714	Chin Family Trust	Withdrawn
2002-1715	Chin Family Trust	Withdrawn
2002-1716	Chin Family Trust	Withdrawn
2002-1745	May E. Klaus 1992 Trust	Postponed
2002-1746	May E. Klaus 1992 Trust	Postponed
2002-1764	Alexander Perez	Withdrawn
2002-1778	Viacom Outdoor, Inc.	Postponed
2002-1779	Paul, Hastings, Janofdky&Wal	Postponed
2002-1902	W.H. Smith of Nevada, Inc.	Denied (No Show)

There being no further business, the Board, at the hour of 10:00 a.m., recessed to reconvene Thursday, July 31, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Friday, July 25, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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5/03

Assessment Appeals Board 2 Hearing
Room 406, City Hall
July 25, 2003 To July 25, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1232
APPLICANT: VODAFONE AMERICAS ASIA, INC.
PARCEL NO.: 2002204205
PARCEL ADDRESS: 00000001 00000000 CALIFORNIA ST, 1700
TOPIC:
CURRENT ASSESSMENT: $15,167,168.00 APPLICANT'S OPINION: $7,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1464
APPLICANT: GAMBRO HEALTHCARE / RENAL CARE, INC.
PARCEL NO.: 2002204329
PARCEL ADDRESS: 00003370 00000000 GEARY BLVD, 0000
TOPIC:
CURRENT ASSESSMENT: $280,285.00 APPLICANT'S OPINION: $125,714.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
JUL 15 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1465
APPLICANT: GAMBRO HEALTHCARE / RENAL CARE, INC.
PARCEL NO.: 2002204369
PARCEL ADDRESS: 00000636 00000000 CLAY ST, 0000
TOPIC:
CURRENT ASSESSMENT: $1,725,513.00 APPLICANT'S OPINION: $432,546.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1765
APPLICANT: LAM, GEORGE
PARCEL NO.: 1511 001
PARCEL ADDRESS: 6901 0000 GEARY BLVD,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $2,750,000.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1766
APPLICANT: LAM, GEORGE
PARCEL NO.: 1511 001
PARCEL ADDRESS: 6901 0000 GEARY BLVD,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,805,000.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1914
APPLICANT: SCHMITT, GREGORY
PARCEL NO.: 3548 040
PARCEL ADDRESS: 0277 0285 14TH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,497,130.00 APPLICANT'S OPINION: $1,337,322.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1986
APPLICANT: MALONEY, ALAN
PARCEL NO.: 1364 001
PARCEL ADDRESS: 0301 0311 LAKE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,938,720.00 APPLICANT'S OPINION: $1,200,720.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1995
APPLICANT: TROPHY PROPERTIES, LLC
PARCEL NO.: 1237 019
PARCEL ADDRESS: 100 BRODERICK ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $4,954,680.00 APPLICANT'S OPINION: $4,204,680.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1999
APPLICANT: PRIME APARTMENT PROPERTIES, LLC
PARCEL NO.: 3534 031A
PARCEL ADDRESS: 0011 0000 DOLORES ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,142,720.00 APPLICANT'S OPINION: $1,800,720.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2015
APPLICANT: MARTIN, PIERRE
PARCEL NO.: 1333 020
PARCEL ADDRESS: 2438 0000 LAKE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,455,150.00 APPLICANT'S OPINION: $1,051,650.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-2166
APPLICANT: TROPHY PROPERTIES, LLC
PARCEL NO.: 1237 019
PARCEL ADDRESS: 100 BRODERICK ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $5,049,000.00 APPLICANT'S OPINION: $4,200,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-2228
APPLICANT: IDEAL STATIONERS INC.
PARCEL NO.: 2003900024
PARCEL ADDRESS: ,
TOPIC: Classification of Property in Incorrect
CURRENT ASSESSMENT: $878,142.00 : APPLICANT'S OPINION: $50,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Friday, July 25, 2003 at 9:35 a.m.

Present: John McGary, Donald Schmidt and Mervin Conlan

Quorum present

Chairperson: Donald Schmidt, Presiding

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The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1765	George Lam	Continued to 8/14/03 11:00AM
2002-1766	George Lam	Continued to 8/14/03 11:00AM

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1232	Vodafone Americas Asia, Inc.	Postponed
2002-1464	Gambro Healthcare	Postponed
2002-1465	Gambro Healthcare	Postponed
2002-1914	Gregory Schmitt	Denied (No Show)
2002-1986	Alan Maloney	Withdrawn
2002-1995	Trophy Properties, LLC	Postponed
2002-1999	Prime Apartment Properties	Postponed
2002-2015	Pierre Martin	Postponed
2002-2166	Trophy Properties, LLC	Postponed
2002-2228	Ideal Stationers Inc.	Withdrawn

There being no further business, the Board, at the hour of 10:10 a.m., recessed to reconvene Thursday, July 31, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on July 31, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 1 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

MONDAY, JULY 28, 2003
9:30 AM

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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1) Public Comment on any agenda item.

2) **Closed Session to deliberate valuation regarding the following applications** (pursuant to Revenue and Taxation Code Section 1605.4):

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A. **Application 2002-0908**
Applicant: BRE-Mission, LLC
Parcel: Block 3721, Lot 083
Property Address: 0531-0533 Mission Street
Current Assessment: $4,893,960.00 Applicant's Opinion: 2,000,000.00
Real Property, Regular Appeal for 2002 roll year

B. **Application 2002-0909**
Applicant: BRE-Mission, LLC
Parcel: Block 3721, Lot 068
Property Address: 0535-0539 Mission Street
Current Assessment: $8,412,960.00 Applicant's Opinion: $ 3,000,000.00
Real Property, Regular Appeal for 2002 roll year

DATE POSTED
JUL 22 2003
Assessment Appeals Board

3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

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ACCESSIBILITY – The hearing room is wheelchair accessible.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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In the closed session meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, July 28, 2003 at 9:30 a.m.

Present: Tom Ramm and Peter Fatooh

Quorum present

Chairperson: Peter Fatooh, Presiding

The Board convened its meeting in open session. There were no members of the public present so no public comment was heard. At the hour of 9:40 a.m., the Board convened into closed session to deliberate on the below listed applications.

At the hour of 10:00 a.m., the Board reconvened in open session and took action on the following listed applications for change in the assessed valuation of property affecting the Assessment Roll for various years.

Appeal No.	Name	Disposition
2002-0908	BRE-Mission, LLC	A.V.Lowered (Assessor)
2002-0909	BRE-Mission, LLC	A.V.Lowered (Assessor)

There being no further business, the Board, at the hour of 10:10 a.m., recessed to reconvene Tuesday, July 29, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Monday, August 4, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco CA., 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 1 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

TUESDAY, JULY 29, 2003
9:00 AM

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1) Public Comment on any agenda item.

2) **CLOSED SESSION to further deliberate and review with legal counsel the Board's draft findings of fact, as requested by the taxpayer prior to close of the evidentiary hearings for following applications:**

A. **Application 1997-0142** Parcel: Block 7296, Lot 006	Applicant: Nordstrom, Inc. 1996 Escape Roll – Real Property
B. **Application 1998-0499** Parcel: Block 7296, Lot 006	Applicant: Nordstrom, Inc. 1998 Regular Roll – Real Property
C. **Application 1999-0426** Parcel: Block 7296, Lot 006	Applicant: Nordstrom, Inc. 1999 Regular Roll – Real Property
D. **Application 2000-0265** Parcel: Block 7296, Lot 006	Applicant: Nordstrom, Inc. 2000 Regular Roll – Real Property

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Assessment Appeals Board

E. **Application 2001-0468** Applicant: Nordstrom, Inc.
Parcel: Block 7296, Lot 006 2001 Regular Roll – Real Property

3) Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4) Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5) Adjournment.

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ACCESSIBILITY – The hearing room is wheelchair accessible.

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
July 30, 2003 To July 30, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0606
APPLICANT: TRINITY PROPERTIE., 209 POST ST LP
PARCEL NO.: 0309 001
PARCEL ADDRESS: 0201 0209 POST ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $42,543,880.00 APPLICANT'S OPINION: $20,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0644
APPLICANT: 160 KING LLC
PARCEL NO.: 3794 025
PARCEL ADDRESS: 0160 0000 KING ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $41,304,704.00 APPLICANT'S OPINION: $28,489,664.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0797
APPLICANT: FEDERAL DEPOSIT INSURANCE CORPORATION
PARCEL NO.: 3708 097
PARCEL ADDRESS: 0025 0000 SITUS TO BE ASSIGNED ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $38,449,612.00 APPLICANT'S OPINION: $23,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1086
APPLICANT: 490 POST STREET INVESTORS LP C/O DAVID PICLE, ESQ
PARCEL NO.: 0296 010
PARCEL ADDRESS: 0490 0000 POST ST,
TOPIC:
CURRENT ASSESSMENT: $25,400,494.00 APPLICANT'S OPINION: $18,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1105
APPLICANT: MASSACHUSETTS MUTUAL LIFE INC
PARCEL NO.: 0317 003
PARCEL ADDRESS: 0403 0405 TAYLOR ST,
TOPIC:
CURRENT ASSESSMENT: $24,412,631.00 APPLICANT'S OPINION: $12,250,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1106
APPLICANT: TOWNSEND 330 INVESTORS, INC
PARCEL NO.: 3786 014
PARCEL ADDRESS: 0037 0000 BLUXOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $14,565,600.00 APPLICANT'S OPINION: $5,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1755
APPLICANT: HMC ACQUISITION PROPERTIES
PARCEL NO.: 0028 015
PARCEL ADDRESS: 1250 COLUMBUS AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $32,157,534.00 APPLICANT'S OPINION: $29,295,414.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1756
APPLICANT: HMC ACQUISITION PROPERTIES
PARCEL NO.: 0028 009
PARCEL ADDRESS: 1280 0000 COLUMBUS AVE,
TOPIC:
CURRENT ASSESSMENT: $1,326,955.00 APPLICANT'S OPINION: $1,326,955.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, July 30, 2003 at 9:30 a.m.

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Present: Alec Lambie, Frank Mahoney III and Carol Ruth Silver

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0644	160 King LLC	Postponed
2002-1106	Townsend 330 Investors, Inc.	A.V.Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0606	Trinity Properties	Withdrawn
2002-0797	Federal Deposit Insurance Corp	Withdrawn
2002-1086	490 Post Street Investors	Withdrawn
2002-1105	Massachusetts Mutual Life	Postponed
2002-1755	HMC Acquisition Properties	Postponed
2002-1756	HMC Acquisition Properties	Postponed

There being no further business, the Board, at the hour of 10:25 a.m., recessed to reconvene Monday, August 4, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Monday, August 11, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
July 31, 2003 To July 31, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0146
APPLICANT: BOONYARATANAKORNKI, CHOWVALEE
PARCEL NO.: 1639 005
PARCEL ADDRESS: 0625 0000 05TH AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $793,884.00 APPLICANT'S OPINION: $590,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1478
APPLICANT: BURNS PHILP FOOD, INC.
PARCEL NO.: 2002900325
PARCEL ADDRESS: 00000222 00000000 SUTTER ST, 0900
TOPIC:
CURRENT ASSESSMENT: $642,300.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1597
APPLICANT: WILLIAMS - SONOMA, INC.
PARCEL NO.: 2002208408
PARCEL ADDRESS: 00000575 00000000 FLORIDA ST,
TOPIC:
CURRENT ASSESSMENT: $3,773,131.00 APPLICANT'S OPINION: $900,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1598
APPLICANT: WILLIAMS - SONOMA, INC.
PARCEL NO.: 2002208172
PARCEL ADDRESS: 00000151 00000000 UNION ST,
TOPIC:
CURRENT ASSESSMENT: $10,127,985.00 APPLICANT'S OPINION: $5,700,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1607
APPLICANT: HARJANI, JESSIE
PARCEL NO.: 6745 060
PARCEL ADDRESS: 2885 2895 DIAMOND ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,460,840.00 APPLICANT'S OPINION: $1,060,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-2187
APPLICANT: LINDSAY, NOEL
PARCEL NO.: 2002960064
PARCEL ADDRESS: ,
TOPIC: Audit Under R&T Code Section 469
CURRENT ASSESSMENT: $497,278.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-2188
APPLICANT: LINDSAY, NOEL
PARCEL NO.: 2002960063
PARCEL ADDRESS: ,
TOPIC: Audit Under R&T Code Section 469
CURRENT ASSESSMENT: $523,450.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2190
APPLICANT: DAI, HELEN
PARCEL NO.: 4713 026
PARCEL ADDRESS: ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $360,000.00 APPLICANT'S OPINION: $162,795.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-2207
APPLICANT: SAN FRANCISCO WAVE EXCHANGE LLC
PARCEL NO.: 5431A001F
PARCEL ADDRESS: 0200 0000 PAUL AVE,
TOPIC: Calamity
CURRENT ASSESSMENT: $16,237,520.00 APPLICANT'S OPINION: $11,455,896.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2221
APPLICANT: FLAIR DIVERSIFIEDPROPERTIES C/O BICKFORD ACCOUNTANCY
PARCEL NO.: 5286A007A
PARCEL ADDRESS: 2325 2345 JERROLD AVE,
TOPIC: Audit Under R&T Code Section 469
CURRENT ASSESSMENT: $5,147,432.00 APPLICANT'S OPINION: $2,724,934.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-2234
APPLICANT: HOPPE, JAY
PARCEL NO.: 3958 006
PARCEL ADDRESS: 0300 0000 KANSAS ST,
TOPIC:
CURRENT ASSESSMENT: $2,549,213.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: WITHDRAWN

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, July 31, 2003 at 9:44 a.m.

Present: John McGary and Donald Schmidt

Quorum present

Chairperson: John McGary, Presiding

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The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-0146	Chowvalee Boonyaratanakor	Denied
2002-1607	Jessie Harjani	A.V.Lowered (Assessor)
2002-2187	Noel Lindsay	Denied
2002-2188	Noel Lindsay	A.V.Lowered (Board)
2002-2190	Helen Dai	Continued

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2002-1478	Burns Philp Food, Inc.	Postponed
2002-1597	Williams Sonoma, Inc.	Postponed
2002-1598	Williams Sonoma, Inc.	Postponed
2002-2207	San Francisco Wave Exchange	Withdrawn
2002-2221	Flair Diversifiedproperties	Postponed
2002-2234	Jay Hoppe	Withdrawn

There being no further business, the Board, at the hour of 11:58 a.m., recessed to reconvene Thursday, August 7, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Thursday, August 7, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 04, 2003 To August 04, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 2002-0547
APPLICANT: ONE HUNDRED BROADWAY ASSOCIATES, INC.
PARCEL NO.: 0141 003B
PARCEL ADDRESS: 0100 0120 BROADWAY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,882,067.00 APPLICANT'S OPINION: $1,600,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0742
APPLICANT: WXI/SAN REALTY, LLC
PARCEL NO.: 0206 008
PARCEL ADDRESS: 0500 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $30,171,600.00 APPLICANT'S OPINION: $22,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1337
APPLICANT: M & E, LLC
PARCEL NO.: 0261 005
PARCEL ADDRESS: 0216 0000 PINE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $8,489,664.00 APPLICANT'S OPINION: $5,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1347
APPLICANT: BALGOBIND, JAISWAL
PARCEL NO.: 0636 023
PARCEL ADDRESS: 2132 2142 FILLMORE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,541,594.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1530
APPLICANT: 146 REALTY COMPANY, LLC
PARCEL NO.: 0309 008
PARCEL ADDRESS: 0152 0000 GEARY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,849,480.00 APPLICANT'S OPINION: $3,774,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 04, 2003 To August 04, 2003
9:30 AM (ALL DAY)

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1531
APPLICANT: 146 REALTY COMPANY, LLC
PARCEL NO.: 0309 007
PARCEL ADDRESS: 0146 0000 GEARY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,993,920.00 APPLICANT'S OPINION: $4,896,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1650
APPLICANT: GRE, INC.
PARCEL NO.: 0310 004
PARCEL ADDRESS: 0025 0033 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $11,444,400.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1747
APPLICANT: ARMAX YERBA BUENA, LLC
PARCEL NO.: 3751 410
PARCEL ADDRESS: 0788 0000 HARRISON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $35,238,369.00 APPLICANT'S OPINION: $31,250,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, August 4, 2003 at 9:39 a.m.

Present: Diane Robinson, Thomas Ramm and Hayes Miles

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0547	One Hundred Broadway assoc	Postponed
2002-0742	WXI/San Realty, LLC	Postponed
2002-1337	M & E, LLC	Postponed
2002-1347	Jaiswal Balgobind	Withdrawn
2002-1530	146 Realty Company, LLC	Denied (No show)
2002-1531	146 Realty company, LLC	Denied (No show)
2002-1650	GRE, Inc.	Postponed
2002-1747	Armax Yerba Buena, LLC	Withdrawn

There being no further business, the Board, at the hour of 9:55 a.m., recessed to reconvene Monday, August 11, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Dur

Dawn Duran
Administrator

Approved by the Board on Monday, August 11, 2003

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 06, 2003 To August 06, 2003
9:30 AM (ALL DAY)

Page 1 of 15

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-1164
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900209
PARCEL ADDRESS: 00000160 00000000 CHURCH ST, 0000
TOPIC:
CURRENT ASSESSMENT: $614,763.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-1165
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900208
PARCEL ADDRESS: 00000160 00000000 CHURCH ST, 0000
TOPIC:
CURRENT ASSESSMENT: $618,955.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2001-1166
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900207
PARCEL ADDRESS: 00000160 00000000 CHURCH ST, 0000
TOPIC:
CURRENT ASSESSMENT: $528,448.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 2001-1167
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900206
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $530,402.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2001-1168
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900212
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $378,583.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2001-1169
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900252
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $362,177.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION 2001-1170
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900210
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $303,580.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

9) Hearing, discussion, and possible action involving:

APPLICATION 2001-1171
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900211
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $326,542.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

10) Hearing, discussion, and possible action involving:

APPLICATION 2001-1172
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900215
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $357,840.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

11) Hearing, discussion, and possible action involving:

APPLICATION 2001-1173
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900253
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $353,177.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

12) Hearing, discussion, and possible action involving:

APPLICATION 2001-1174
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900214
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $297,049.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

Assessment Appeals Board 1 Hearing
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13) Hearing, discussion, and possible action involving:

APPLICATION 2001-1175
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900213
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $273,904.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

14) Hearing, discussion, and possible action involving:

APPLICATION 2001-1176
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900223
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $416,078.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

15) Hearing, discussion, and possible action involving:

APPLICATION 2001-1177
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900222
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $411,621.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

16) Hearing, discussion, and possible action involving:

APPLICATION 2001-1178
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900256
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $351,468.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

17) Hearing, discussion, and possible action involving:

APPLICATION 2001-1179
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900221
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $329,264.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

18) Hearing, discussion, and possible action involving:

APPLICATION 2001-1180
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900276
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $387,486.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

19) Hearing, discussion, and possible action involving:

APPLICATION 2001-1181
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900224
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $366,980.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

20) Hearing, discussion, and possible action involving:

APPLICATION 2001-1182
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900257
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $350,699.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

21) Hearing, discussion, and possible action involving:

APPLICATION 2001-1183
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900275
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $369,699.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

22) Hearing, discussion, and possible action involving:

APPLICATION 2001-1184
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900225
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $319,279.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

23) Hearing, discussion, and possible action involving:

APPLICATION 2001-1185
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900228
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $368,322.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

24) Hearing, discussion, and possible action involving:

APPLICATION 2001-1186
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900227
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $356,515.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

25) Hearing, discussion, and possible action involving:

APPLICATION 2001-1187
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900226
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $333,702.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

26) Hearing, discussion, and possible action involving:

APPLICATION 2001-1188
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900233
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $181,057.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

27) Hearing, discussion, and possible action involving:

APPLICATION 2001-1189
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900232
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $191,944.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

28) Hearing, discussion, and possible action involving:

APPLICATION 2001-1190
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900231
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $495,015.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

29) Hearing, discussion, and possible action involving:

APPLICATION 2001-1191
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900230
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $475,496.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

30) Hearing, discussion, and possible action involving:

APPLICATION 2001-1192
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900229
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $470,104.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 06, 2003 To August 06, 2003
9:30 AM (ALL DAY)

31) Hearing, discussion, and possible action involving:

APPLICATION 2001-1193
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900235
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $265,396.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

32) Hearing, discussion, and possible action involving:

APPLICATION 2001-1194
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900234
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $261,388.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

33) Hearing, discussion, and possible action involving:

APPLICATION 2001-1195
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900236
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $334,971.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

34) Hearing, discussion, and possible action involving:

APPLICATION 2001-1196
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900237
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $341,475.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

35) Hearing, discussion, and possible action involving:

APPLICATION 2001-1197
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900218
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $470,086.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

36) Hearing, discussion, and possible action involving:

APPLICATION 2001-1198
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900254
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $452,985.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

37) Hearing, discussion, and possible action involving:

APPLICATION 2001-1199
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900217
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $446,254.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

38) Hearing, discussion, and possible action involving:

APPLICATION 2001-1200
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900216
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $423,769.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

39) Hearing, discussion, and possible action involving:

APPLICATION 2001-1201
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900220
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $324,065.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

40) Hearing, discussion, and possible action involving:

APPLICATION 2001-1202
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900255
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $326,523.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

41) Hearing, discussion, and possible action involving:

APPLICATION 2001-1203
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900274
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $279,981.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

42) Hearing, discussion, and possible action involving:

APPLICATION 2001-1204
APPLICANT: BLOCKBUSTER, INC.
PARCEL NO.: 2002900219
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $257,339.00 APPLICANT'S OPINION: $500.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

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Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
August 07, 2003 To August 07, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0711
APPLICANT: SEGA OF AMERICA, INC.
PARCEL NO.: 2002206026
PARCEL ADDRESS: 00000650 00000000 TOWNSEND ST, 0650
TOPIC:
CURRENT ASSESSMENT: $6,856,252.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0945
APPLICANT: KERR, JENNIFER
PARCEL NO.: 1178 017
PARCEL ADDRESS: 0626 0628 BAKER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $560,418.00 APPLICANT'S OPINION: $393,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
JUL 3 0 2003
Assessment Appeals Board

Assessment Appeals Board 2 Hearing
Room 406, City Hall
August 07, 2003 To August 07, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1013
APPLICANT: TOM & MARTHA PERRY 2001 TRUST
PARCEL NO.: 1342 004
PARCEL ADDRESS: 0019 0000 16TH AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,724,462.00 APPLICANT'S OPINION: $1,435,981.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1296
APPLICANT: GUINNANE PAULINE A REVOC TR
PARCEL NO.: 1577 019
PARCEL ADDRESS: ,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT: $98,529.00 APPLICANT'S OPINION: $75,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1743
APPLICANT: CHENG, THO
PARCEL NO.: 2028 016
PARCEL ADDRESS: 1774 22ND AVE,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $745,000.00 APPLICANT'S OPINION: $585,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-2021
APPLICANT: GIORGI, FRANK
PARCEL NO.: 4847 022
PARCEL ADDRESS: 2350 0000 INGALLS ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $859,472.00 APPLICANT'S OPINION: $617,972.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-2023
APPLICANT: LOVETT, DELORES
PARCEL NO.: 1188 001
PARCEL ADDRESS: 0017 0000 ASHBURY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,377,590.00 APPLICANT'S OPINION: $1,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2034
APPLICANT: FARD, ABBAS
PARCEL NO.: 1527 036
PARCEL ADDRESS: 5339 5351 GEARY BLVD,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,196,460.00 APPLICANT'S OPINION: $950,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 2 Hearing
Room 406, City Hall
August 07, 2003 To August 07, 2003
9:30 AM (ALL DAY)

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-2037
APPLICANT: LEMBI, FRANK
PARCEL NO.: 1413 047
PARCEL ADDRESS: 0266 0000 21ST AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,278,886.00 APPLICANT'S OPINION: $1,702,254.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2055
APPLICANT: COUSINS/MYERS SECOND STREET PARTNERS, LLC
PARCEL NO.: 2002900379
PARCEL ADDRESS: ,
TOPIC: Audit Under R&T Code Section 469
CURRENT ASSESSMENT: $1,366,811.00 APPLICANT'S OPINION: $204,534.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-2056
APPLICANT: COUSINS/MYERS SECOND STREET PARTNERS, LLC
PARCEL NO.: 2002900378
PARCEL ADDRESS: ,
TOPIC: Audit Under R&T Code Section 469
CURRENT ASSESSMENT: $1,304,755.00 APPLICANT'S OPINION: $228,850.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-2057
APPLICANT: COUSINS/MYERS SECOND STREET PARTNERS, LLC
PARCEL NO.: 2002990222
PARCEL ADDRESS: ,
TOPIC: Audit Under R&T Code Section 469
CURRENT ASSESSMENT: $1,209,872.00 APPLICANT'S OPINION: $184,085.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, August 7, 2003 at 9:30 a.m.

Present: Lawrence Lee, Andrienne Lacau and John McGary

Quorum present

Chairperson: Lawrence Lee, Presiding

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The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0711	Sega Of America, Inc.	Postponed
2002-1013	Tom & Martha Perry 2001 Trust	A.V.Lowered (Board)
2002-1296	Guinnane Pauline A Revoc Trust	A.V.Lowered (Board)
2002-2055	Cousins/Myers Second Street	Submitted
2002-2056	Cousins/Myers Second Street	Submitted
2002-2057	Cousins/Myers Second Street	Submitted

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0945	Jennifer Kerr	Postponed
2002-1743	Tho Cheng	Withdrawn
2002-2021	Frank Giorgi	Withdrawn
2002-2023	Delores Lovett	Withdrawn
2002-2034	Abbas Fard	Withdrawn
2002-2037	Frank Lembi	Withdrawn

There being no further business, the Board, at the hour of 11:30 a.m., recessed to reconvene Thursday, August 14, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Thursday, August 14, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 11, 2003 To August 11, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 1997-1770
APPLICANT: FORTY-FIVE FREMONT ASSOCIATES c/o SHORENSTEIN REALTY SR
PARCEL NO.: 3710 019
PARCEL ADDRESS: 0045 0000 FREMONT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $130,000,000.00 APPLICANT'S OPINION: $91,500,000.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 1998-0907
APPLICANT: FORTY-FIVE FREMONT ASSOCIATES c/o SHORENSTEIN REALTY SR
PARCEL NO.: 3710 019
PARCEL ADDRESS: 0045 0000 FREMONT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $150,000,000.00 APPLICANT'S OPINION: $80,000,000.00
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
AUG 0 5 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 11, 2003 To August 11, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 1999-0436
APPLICANT: FORTY-FIVE FREMONT ASSOCIATES, TRUSTEE C/O SHORENSTEIN
PARCEL NO.: 3710 019
PARCEL ADDRESS: 0045 0000 FREMONT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $165,113,000.00 APPLICANT'S OPINION: $120,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, August 11, 2003 at 9:30 a.m.

Present: Alec Lambie and Diane Robinson

Quorum present

Chairperson: Alec Lambie, Presiding

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The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
1997-1770	Forty-Five Fremont Associates	A.V.Lowered (Assessor)
1998-0907	Forty-Five Fremont Associates	Withdrawn
1999-0436	Forty-Five Fremont Associates	Withdrawn

There being no further business, the Board, at the hour of 10:10 a.m., recessed to reconvene Tuesday, August 12, 2003 at 1:30 p.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Tuesday, August 19, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 12, 2003 To August 12, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2000-0164
APPLICANT: TRANSAMERICA INSURANCE CORP of CA
PARCEL NO.: 0207 036
PARCEL ADDRESS: 0517 0000 WASHINGTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $917,253.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2000-0684
APPLICANT: PYRAMID INVESTMENT CORP.
PARCEL NO.: 0207 035
PARCEL ADDRESS: 0545 0000 SANSOME ST,
TOPIC:
CURRENT ASSESSMENT: $8,915,000.00 APPLICANT'S OPINION: $4,500,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: WITHDRAWN

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2000-0685
APPLICANT: PYRAMID INVESTMENT CORP.
PARCEL NO.: 0207 035
PARCEL ADDRESS: 0545 0000 SANSOME ST,
TOPIC:
CURRENT ASSESSMENT: $8,915,000.00 APPLICANT'S OPINION: $4,500,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2001-0871
APPLICANT: PYRAMID INVESTMENT CORP.
PARCEL NO.: 0207 035
PARCEL ADDRESS: 0545 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $9,093,300.00 APPLICANT'S OPINION: $4,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1448
APPLICANT: PYRAMID INVESTMENT CORPORATION
PARCEL NO.: 0207 035
PARCEL ADDRESS: 0545 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $9,275,166.00 APPLICANT'S OPINION: $4,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1449
APPLICANT: THE GILWELL COMPANY
PARCEL NO.: 0207 036
PARCEL ADDRESS: 0517 0000 WASHINGTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,823,470.00 APPLICANT'S OPINION: $200,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 13, 2003 To August 13, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0558
APPLICANT: GODHWANI, GAUTAM
PARCEL NO.: 0565 046
PARCEL ADDRESS: 2190 0000 BROADWAY , 11E
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,733,820.00 APPLICANT'S OPINION: $2,700,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0678
APPLICANT: KARDOS PROPERTIES, LLC
PARCEL NO.: 0566 022
PARCEL ADDRESS: 2011 VALLEJO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,472,166.00 APPLICANT'S OPINION: $925,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0794
APPLICANT: LICHTENWALD, IRV
PARCEL NO.: 0183 002
PARCEL ADDRESS: 1549 0000 JONES ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,275,270.00 APPLICANT'S OPINION: $875,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1044
APPLICANT: CAMPOBELLO, CARLO JR
PARCEL NO.: 0218 017
PARCEL ADDRESS: 1520 1530 LARKIN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,458,975.00 APPLICANT'S OPINION: $1,090,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-2254
APPLICANT: 350 LINDEN, INC.
PARCEL NO.: 0817 027
PARCEL ADDRESS: ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $375,000.00 APPLICANT'S OPINION: $196,713.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 13, 2003 To August 13, 2003
9:30 AM (ALL DAY)

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-2255
APPLICANT: 350 LINDEN, INC.
PARCEL NO.: 0817 027
PARCEL ADDRESS: ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $382,500.00 APPLICANT'S OPINION: $200,647.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-2256
APPLICANT: 350 LINDEN, INC.
PARCEL NO.: 0817 027
PARCEL ADDRESS: ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $390,150.00 APPLICANT'S OPINION: $204,660.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE
STATUS: POSTPONED

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, August 13, 2003 at 9:30 a.m.

Present: Peter Fatooh, Thomas Ramm and Hayes Miles

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Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0558	Gautam Godhwani	Denied

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0678	Kardos Properties, LLC	Withdrawn
2002-0794	IRV Lichtenwald	Postponed
2002-1044	Carlo Jr. Campobello	Postponed
2002-2254	350 Linden, Inc.	Postponed
2002-2255	350 Linden, Inc.	Postponed
2002-2256	350 Linden, Inc.	Postponed

There being no further business, the Board, at the hour of 11:35 a.m., recessed to reconvene Tuesday, August 19, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Tuesday, August 19, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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1/03

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Assessment Appeals Board 2 Hearing

Room 406, City Hall

August 14, 2003 To August 14, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0838
APPLICANT: DONOHOE, CHRISTOPHER
PARCEL NO.: 1301 009
PARCEL ADDRESS: 0003 0000 25TH AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $8,323,200.00 APPLICANT'S OPINION: $5,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1344
APPLICANT: MCINERNEY, MARK
PARCEL NO.: 0988 002
PARCEL ADDRESS: ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,859,956.00 APPLICANT'S OPINION: $2,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ROLL CORRECTION SUPPLEMENTAL
STATUS: WITHDRAWN

DATE POSTED
AUG 05 2003
Assessment Appeals Board

Assessment Appeals Board 2 Hearing
Room 406, City Hall
August 14, 2003 To August 14, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1780
APPLICANT: ELLER MEDIA COMPANY
PARCEL NO.: 5478 003
PARCEL ADDRESS: ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $371,423.00 APPLICANT'S OPINION: $185,711.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1781
APPLICANT: ELLER MEDIA COMPANY
PARCEL NO.: 5478 008
PARCEL ADDRESS: 3275 SAN BRUNO AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $795,906.00 APPLICANT'S OPINION: $397,953.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1782
APPLICANT: ELLER MEDIA COMPANY
PARCEL NO.: 5478 007
PARCEL ADDRESS: ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $424,483.00 APPLICANT'S OPINION: $212,241.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1783
APPLICANT: ELLER MEDIA COMPANY
PARCEL NO.: 5478 006
PARCEL ADDRESS: 3299 SAN BRUNO AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $424,483.00 APPLICANT'S OPINION: $212,241.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1784
APPLICANT: ELLER MEDIA COMPANY
PARCEL NO.: 5478 005
PARCEL ADDRESS: 3303 SAN BRUNO AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $371,423.00 APPLICANT'S OPINION: $185,711.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1785
APPLICANT: ELLER MEDIA COMPANY
PARCEL NO.: 5478 004
PARCEL ADDRESS: 3323 SAN BRUNO AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $371,423.00 APPLICANT'S OPINION: $185,711.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1786
APPLICANT: ELLER MEDIA COMPANY
PARCEL NO.: 3764 169
PARCEL ADDRESS: 0461 02ND ST, 353T
TOPIC: Decline in Value
CURRENT ASSESSMENT: $126,172.00 APPLICANT'S OPINION: $63,086.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2058
APPLICANT: 551 DUBOCE LLC
PARCEL NO.: 3538 058
PARCEL ADDRESS: 0551 0555 DUBOCE AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,369,476.00 APPLICANT'S OPINION: $1,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-2068
APPLICANT: VAN NESS MANAGEMENT LLC
PARCEL NO.: 1437 026
PARCEL ADDRESS: 0364 0370 06TH AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,071,000.00 APPLICANT'S OPINION: $850,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-2077
APPLICANT: LITKE PROPERTIES, INC.
PARCEL NO.: 1671 001
PARCEL ADDRESS: 0801 0000 28TH AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,892,210.00 APPLICANT'S OPINION: $2,200,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing

Room 406, City Hall

August 14, 2003 To August 14, 2003

11:00 AM ~~1:30 PM~~ (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1765
APPLICANT: LAM, GEORGE
PARCEL NO.: 1511 001
PARCEL ADDRESS: 6901 0000 GEARY BLVD,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $2,750,000.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1766
APPLICANT: LAM, GEORGE
PARCEL NO.: 1511 001
PARCEL ADDRESS: 6901 0000 GEARY BLVD,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,805,000.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 2 Hearing
Room 406, City Hall
August 14, 2003 To August 14, 2003
1:30 PM (ALL DAY)

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, August 14, 2003 at 11:05 a.m.

Present: John McGary, Mervin Conlan, and Donald Schmidt

Quorum present

Chairperson: Donald Schmidt, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1765	George Lam	Denied
2002-1766	George Lam	A.V.Lowered (Board)

There being no further business, the Board, at the hour of 12:45 p.m., recessed to reconvene Thursday, August 21, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Thursday, August 21, 2003

Agenda* / Notice of Assessment Appeals Board

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8/03

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 18, 2003 To August 18, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-0338
APPLICANT: CW HOTEL VENTURE, LP
PARCEL NO.: 0284 006
PARCEL ADDRESS: 0524 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $13,249,485.00 APPLICANT'S OPINION: $10,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-1210
APPLICANT: 209 POST STREET LP , C/O TRINITY PROPERTIES
PARCEL NO.: 0309 001
PARCEL ADDRESS: 0201 0209 POST ST,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT: $41,836,000.00 APPLICANT'S OPINION: $20,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: WITHDRAWN

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DATE POSTED
AUG 12 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 18, 2003 To August 18, 2003
1:30 PM (ALL DAY)

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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/03

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 19, 2003 To August 19, 2003
9:30 AM (ALL DAY)

Page 1 of3

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

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2) Hearing, discussion, and possible action involving:

APPLICATION 2001-1156
APPLICANT: GAP- BANANA REPUBLIC
PARCEL NO.: 1997021229
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $3,264,973.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 1997
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-1157
APPLICANT: GAP- BANANA REPUBLIC
PARCEL NO.: 1996016838
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $468,984.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 1996
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2001-1158
APPLICANT: GAP- BANANA REPUBLIC
PARCEL NO.: 1997014938
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $339,750.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 1997
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 2001-1159
APPLICANT: GAP- BANANA REPUBLIC
PARCEL NO.: 1997020172
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $375,439.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 1997
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 19, 2003 To August 19, 2003
9:30 AM (ALL DAY)

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 19, 2003 To August 19, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-0031
APPLICANT: BAKER HAMILTON PROPERTIES, LLC
PARCEL NO.: 3799 009
PARCEL ADDRESS: 0650 0000 KING ST,
TOPIC: Base Year / New Construction
CURRENT ASSESSMENT: $7,626,990.00 APPLICANT'S OPINION: $3,000,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0877
APPLICANT: FANG, FLORENCE
PARCEL NO.: 0342 007
PARCEL ADDRESS: 0982 0998 MARKET ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $7,463,000.00 APPLICANT'S OPINION: $3,770,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR
STATUS: POSTPONED

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0878
APPLICANT: FANG, FLORENCE
PARCEL NO.: 0342 007
PARCEL ADDRESS: 0982 0998 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $8,912,260.00 APPLICANT'S OPINION: $3,770,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1178
APPLICANT: 115 SANSOME, LLC c/o UNIRE REAL ESTATE GROUP
PARCEL NO.: 0268 002
PARCEL ADDRESS: 0115 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $27,622,620.00 APPLICANT'S OPINION: $16,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-2078
APPLICANT: GRE INC
PARCEL NO.: 0293 002
PARCEL ADDRESS: 0153 0000 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $14,929,740.00 APPLICANT'S OPINION: $11,400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 19, 2003 To August 19, 2003
1:30 PM (ALL DAY)

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, August 19, 2003 at 9:30 a.m.

Present: Peter Fatooh, Diane Robinson, and Frank Mahoney III

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Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2001-1156	Gap Banana Republic	Denied (no change)
2001-1157	Gap Banana Republic	Denied (no change)
2001-1158	Gap Banana Republic	Denied (no change)
2001-1159	Gap Banana Republic	Denied (no change)

RECESS

There being no further business, the Board, at the hour of 10:45 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:45 p.m.

Present: Diane Robinson, Peter Fatooh, and Hayes Miles

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2001-0031	Baker Hamilton Properties, LLC	A.V.Lowered (Assessor)
2002-1178	115 Sansome, LLC	A.V.Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2002-0877	Florence Fang	Postponed
2002-0877	Florence Fang	Postponed
2002-2078	GRE Inc.	Withdrawn

There being no further business, the Board, at the hour of 2:35 p.m., recessed to reconvene Wednesday, August 20, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on August 20, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 20, 2003 To August 20, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

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2) Hearing, discussion, and possible action involving:

APPLICATION 2001-0965
APPLICANT: CRESCENT INVESTMENT, INC.
PARCEL NO.: 0045 005
PARCEL ADDRESS: 0850 FRANCISCO ST,
TOPIC: Board to consider taxpayer's request to reopen this application for evidentiary hearing on merits. Application was scheduled for hearing before a hearing officer on June 4, 2002, but was withdrawn by agent on May 30, 2002.
CURRENT ASSESSMENT: $5,100,000.00 APPLICANT'S OPINION: $4,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1086
APPLICANT: 490 POST STREET INVESTORS LP C/O DAVID PICLE, ESQ
PARCEL NO.: 0296 010
PARCEL ADDRESS: 0490 0000 POST ST,
TOPIC:
CURRENT ASSESSMENT: $25,400,494.00 APPLICANT'S OPINION: $18,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1184
APPLICANT: THE LEUNG TRUST
PARCEL NO.: 0176 011
PARCEL ADDRESS: 0900 0000 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $12,281,565.00 APPLICANT'S OPINION: $7,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1185
APPLICANT: LEUNG, PATRICK
PARCEL NO.: 0179 041
PARCEL ADDRESS: 1141 1145 STOCKTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,756,501.00 APPLICANT'S OPINION: $2,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1720
APPLICANT: BANK OF AMERICA
PARCEL NO.: 0330 005
PARCEL ADDRESS: 0001 0000 POWELL ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $21,700,000.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1722
APPLICANT: BANK OF AMERICA
PARCEL NO.: 0330 005
PARCEL ADDRESS: 0001 0000 POWELL ST,
TOPIC:
CURRENT ASSESSMENT: $21,700,000.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1904
APPLICANT: STOCKTON STREET PROPERTIES
PARCEL NO.: 0328 002
PARCEL ADDRESS: 0790 0000 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $30,171,600.00 APPLICANT'S OPINION: $15,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1905
APPLICANT: STOCKTON STREET PROPERTIES
PARCEL NO.: 0328 003
PARCEL ADDRESS: 0077 0081 O'FARRELL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $12,744,900.00 APPLICANT'S OPINION: $6,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1906
APPLICANT: STOCKTON STREET PROPERTIES
PARCEL NO.: 0328 004
PARCEL ADDRESS: 0079 0000 O'FARRELL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,148,900.00 APPLICANT'S OPINION: $11,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1909
APPLICANT: 222 SUTTER LIMITED PARTNERS
PARCEL NO.: 0287 009
PARCEL ADDRESS: 0222 0000 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $36,293,314.00 APPLICANT'S OPINION: $3,600,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1910
APPLICANT: 290 SUTTER LIMITED PARTNERS
PARCEL NO.: 0287 014
PARCEL ADDRESS: 0290 0000 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $14,097,420.00 APPLICANT'S OPINION: $1,400,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-2138
APPLICANT: 490 POST STREET INVESTORS LP C/O DAVID PICLE, ESQ
PARCEL NO.: 0296 010
PARCEL ADDRESS: 0490 0000 POST ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $43,960,500.00 APPLICANT'S OPINION: $18,000,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-2139
APPLICANT: 490 POST STREET INVESTORS LP C/O DAVID PICLE, ESQ
PARCEL NO.: 0296 010
PARCEL ADDRESS: 0490 0000 POST ST,
TOPIC:
CURRENT ASSESSMENT: $43,960,500.00 APPLICANT'S OPINION: $18,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

15) Hearing, discussion, and possible action involving:

APPLICATION 2002-2140
APPLICANT: 490 POST STREET INVESTORS LP C/O DAVID PICLE, ESQ
PARCEL NO.: 0296 010
PARCEL ADDRESS: 0490 0000 POST ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $44,839,710.00 APPLICANT'S OPINION: $18,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

16) Hearing, discussion, and possible action involving:

APPLICATION 2002-2173
APPLICANT: BANK OF AMERICA
PARCEL NO.: 0330 005
PARCEL ADDRESS: 0001 0000 POWELL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,028,213.00 APPLICANT'S OPINION: $5,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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Lobbyist Registration and Reporting Requirements

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, August 20, 2003 at 9:33 a.m.

/03

Present: Peter Fatooh, Alec Lambie and Diane Robinson

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1086	490 Post Street Investors LP	Postponed at hearing
2002-1185	Patrick Leung	A.V. Lowered (Assessor)
2002-1720	Bank of America	Postponed to 1:30 pm
2002-1722	Bank of Amercia	Postponed to 1:30 pm
2002-1910	290 Sutter Limited Partners	Postponed to 1:30 pm
2002-2138	490 Post Street Investors LP	Continued
2002-2139	490 Post Street Investors LP	Continued
2002-2140	490 Post Street Investors LP	Postponed at hearing
2002-2173	Bank of America	Postponed to1:30 pm

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1184	The Leung Trust	Postponed
2002-1904	Stockton Street Properties	Withdrawn
2002-1905	Stockton Street Properties	Withdrawn
2002-1906	Stockton Street Properties	Withdrawn
2002-1907	Stockton Street Properties	Withdrawn

RECESS

There being no further business, the Board, at the hour of 11:08 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:34 p.m.

Present: Peter Fatooh, Diane Robinson and Carol Ruth Silver

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-1910	290 Sutter Limited Partners	Stipulation Pending – Case Continued
2002-1720	Bank of America	Continued to 8/26/03
2002-1722	Bank of America	Postponed at hearing
2002-2173	Bank of America	Postponed at hearing

There being no further business, the Board, at the hour of 4:07 p.m., recessed to reconvene Monday, August 25, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on August 25, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
August 21, 2003 To August 21, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

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2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0874
APPLICANT: BULKLEY FAMILY LP
PARCEL NO.: 1011 009
PARCEL ADDRESS: 3632 3638 SACRAMENTO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,734,000.00 APPLICANT'S OPINION: $1,250,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1008
APPLICANT: KEY, OK SOON
PARCEL NO.: 1076 024
PARCEL ADDRESS: 2467 0000 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $688,655.00 APPLICANT'S OPINION: $500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
AUG 12 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-2063
APPLICANT: BPBH LP
PARCEL NO.: 3609 118
PARCEL ADDRESS: 2460 0000 MISSION ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $4,437,000.00 APPLICANT'S OPINION: $3,300,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-2153
APPLICANT: MARSHALL, BRONTE
PARCEL NO.: 2002650979
PARCEL ADDRESS: 00000000 00000000 , A35
TOPIC: Other
CURRENT ASSESSMENT: $200,000.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-2159
APPLICANT: RAMIREZ, GABINO
PARCEL NO.: 4940 013
PARCEL ADDRESS: 1385 0000 FITZGERALD AVE,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $590,571.00 APPLICANT'S OPINION: $480,574.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL
STATUS: POSTPONED

Assessment Appeals Board 2 Hearing
Room 406, City Hall
August 21, 2003 To August 21, 2003
9:30 AM (ALL DAY)

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-2238
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $975,268.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1993
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-2239
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $994,751.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1994
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2240
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $1,006,615.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 2 Hearing
Room 406, City Hall
August 21, 2003 To August 21, 2003
9:30 AM (ALL DAY)

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-2241
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $1,017,775.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2242
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $1,038,108.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-2243
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $1,058,848.00 APPLICANT'S OPINION: $426,080.00
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION	2002-2244
APPLICANT:	HHH&H INVESTMENTS, LLC
PARCEL NO.:	3552 015
PARCEL ADDRESS:	2886 2888 16TH ST,
TOPIC:	
CURRENT ASSESSMENT:	$1,080,003.00
APPLICANT'S OPINION:	$426,080.00
TAXABLE YEAR:	1999
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, August 21, 2003 at 9:30 a.m.

Present: Lawrence Lee, Donald Schmidt and Mervin Conlan

Quorum present

Chairperson: Donald Schmidt, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1008	Ok Soon Key	Denied
2002-2238	HHH&H Investments, LLC	Continued to 9/3/03 at 1:30pm
2002-2238	HHH&H Investments, LLC	Continued to 9/3/03 at 1:30pm
2002-2238	HHH&H Investments, LLC	Continued to 9/3/03 at 1:30pm
2002-2238	HHH&H Investments, LLC	Continued to 9/3/03 at 1:30pm
2002-2238	HHH&H Investments, LLC	Continued to 9/3/03 at 1:30pm
2002-2238	HHH&H Investments, LLC	Continued to 9/3/03 at 1:30pm
2002-2238	HHH&H Investments, LLC	Continued to 9/3/03 at 1:30pm

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-0874	Bulkley Family LP	Withdrawn
2002-2063	BPBH, LP	Postponed
2002-2153	Bronte Marshall	Withdrawn
2002-2159	Gabino Ramirez	Postponed

There being no further business, the Board, at the hour of 10:25 a.m., recessed to reconvene Thursday, September 4, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Wednesday, September 3, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

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NOTICE OF SPECIAL MEETING

/03

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 3** HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

FRIDAY, AUGUST 22, 2003
9:30 A.M.

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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1) Public Comment

2) Hearing, discussion and possible action regarding the Board's consideration of taking notice of public data that is contained and published by the National Council of Real Estate Investment Fiduciaries, also known as NCREIF, regarding discount rates for apartment complexes nationwide from 1988 to 2001 as it relates to the following appeal applications:

   APPLICATION NUMBERS; 88-0144 through 88-0157; 89-0438 through 89-0449 and 89-0451; 90-0464, 90-0465 and 90-0467 through 90-0476; 91-0580 through 91-0592; 92-0726 through 92-0738; 93-6487 through 93-6496; 94-2125 through 94-2137; 94-2570 through 94-2582; 95-1713 through 95-1725; 95-1726 through 95-1738; 96-1949 through 96-1961; 97-0262 through 97-0274; 98-0969

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AUG 13 2003

through 98-0980; 99-0568 through 99-0579; 00-0541 through 00-0549; 01-0652 through 01-0660; and 02-2198 through 02-2200. All applications filed by Robert S. Beach and/or Rod Divelbiss, agent/attorney at the time of filing, on behalf of various applicants as listed below:

- St. Francis Square Apts.
- JAE Properties
- Thomas Paine Partners
- Prince Hall Ltd.
- Friendship Village II
- Vista Del Monte
- Buchanan Park Ltd
- Laurel West Ltd.
- Third Baptist Gardens
- Friendship Village I
- Mission Housing Development
- Glenridge Apts. Residents' Council

3) Adjourn

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ACCESSIBILITY – The hearing room is wheelchair accessible.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the special meeting of Assessment Appeals Board Number 3 of the City and County of San Francisco, Friday, August 22, 2003 at 9:32 a.m.

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Present: Diane Robinson, Donald Kavanagh and Donald Schmidt

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Quorum present

Chairperson: Diane Robinson, Presiding

The Board held a special meeting to discuss and possibly take action regarding the Board's consideration of taking notice of public data that is contained and published by the National Council of Real Estate and Fiduciaries, also known as NCREIF, regarding discount rates for apartment complexes nationwide as it relates to the following application numbers:

88-0144 through 88-0157; 89-0438 through 89-0449 and 89-0451; 90-0464, 90-0465 and 90-0467 through 90-0476; 91-0580 through 91-0592; 92-0726 through 92-0738; 93-6487 through 93-6496; 94-2125 through 94-2137; 94-2570 through 94-2582; 95-1713 through 95-1725; 95-1726 through 95-1738; 96-1949 through 96-1961; 97-0262 through 97-0274; 98-0969 through 98-0980; 99-0568 through 99-0579; 00-0541 through 00-0549; 01-0652 through 01-0660; and 02-2198 through 02-2200.

All applications filed by Robert S. Beach and/or Rod Divelbiss, agent/attorney at the time of filing, on behalf of various applicants as listed below:

- St. Francis Square Apts.
- JAE Properties
- Thomas Paine Partners
- Prince Hall Ltd.
- Friendship Village II
- Vista Del Monte
- Buchanan Park Ltd
- Laurel West Ltd.
- Third Baptist Gardens
- Friendship Village I
- Mission Housing Development
- Glenridge Apts. Residents' Council

At the hour of 9:45 a.m., following open discussion on this matter, the Board convened into closed to further review and deliberate the issue of taking notice of the NCREIF public data. At the hour of 11:46 a.m., the Board reconvened in open session and announced its decision not to take notice of the NCREIF public data

There being no further business, the Board, at the hour of 11:51 a.m., recessed to reconvene Wednesday, August 27, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on August 27, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 25, 2003 To August 25, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0856
APPLICANT: YERBA BUENA ASSOCIATES
PARCEL NO.: 3733 079
PARCEL ADDRESS: 0881 0899 HOWARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $27,050,400.00 APPLICANT'S OPINION: $16,100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1134
APPLICANT: GLIDE ECONOMIC DEVELOPMENT CORP.
PARCEL NO.: 0331 003
PARCEL ADDRESS: 0141 MASON ST,
TOPIC:
CURRENT ASSESSMENT: $2,775,000.00 APPLICANT'S OPINION: $882,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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AUG 19 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1135
APPLICANT: GLIDE ECONOMIC DEVELOPMENT CORP.
PARCEL NO.: 0331 002
PARCEL ADDRESS: 0149 0151 MASON ST,
TOPIC: Other
CURRENT ASSESSMENT: $1,500,000.00 APPLICANT'S OPINION: $462,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1136
APPLICANT: GLIDE ECONOMIC DEVELOPMENT CORP.
PARCEL NO.: 0331 004
PARCEL ADDRESS: 0125V MASON ST,
TOPIC:
CURRENT ASSESSMENT: $2,400,000.00 APPLICANT'S OPINION: $756,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 25, 2003 To August 25, 2003
9:30 AM (ALL DAY)

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 25, 2003 To August 25, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 1998-1122
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 0101 0000 STOCKTON ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $49,946,925.00 APPLICANT'S OPINION: $31,411,756.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION 1998-1123
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 0101 0000 STOCKTON ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $48,430,000.00 APPLICANT'S OPINION: $29,600,000.00
TAXABLE YEAR: 1994
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

4) Hearing, discussion, and possible action involving:

APPLICATION 1998-1124
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 0101 0000 STOCKTON ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $36,400,000.00 APPLICANT'S OPINION: $29,600,000.00
TAXABLE YEAR: 1993
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION 1998-1125
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 0101 0000 STOCKTON ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $8,796,637.00 APPLICANT'S OPINION: $30,795,840.00
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 1998-1192
APPLICANT: WONGCO, A PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 0101 0000 STOCKTON ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $48,430,000.00 APPLICANT'S OPINION: $32,039,991.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2001-1063
APPLICANT: COLLINS, JR. RUTH
PARCEL NO.: 0314 002
PARCEL ADDRESS: 0101 0000 STOCKTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $51,032,207.00 APPLICANT'S OPINION: $32,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1203
APPLICANT: COLLINS JOHN P SR & JOHN JR TRUST
PARCEL NO.: 0314 002
PARCEL ADDRESS: 0101 0000 STOCKTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $52,052,851.00 APPLICANT'S OPINION: $35,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, August 25, 2003 at 1:38 p.m.

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Present: Peter Fatooh, Diane Robinson, and Thomas Ramm

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board held held discussion to review and consider the taxpayer's request to rescind its' August 20, 2003 decision, denying taxpayer's request to postpone the hearing scheduled for today, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
1998-1122	Wongco Partnership	Board requested additional documentation from assessor's office; continued to Friday, August 29, 2003
1998-1123	Wongco Partnership	Same as above
1998-1124	Wongco Partnership	Same as above
1998-1125	Wongco Partnership	Same as above
1998-1192	Wongco Partnership	Same as above
2001-1063	Ruth Collins, Jr.	Same as above
2002-1203	John Collins Trust	Same as above

There being no further business, the Board, at the hour of 3:08 p.m., recessed to reconvene Tuesday, August 26, 2003 at 9:00 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on August 26, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

7

6/03

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 26, 2003
9:00 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1720
APPLICANT: BANK OF AMERICA
PARCEL NO.: 0330 005
PARCEL ADDRESS: 0001 POWELL ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $21,700,000.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, August 26, 2003 at 9:10 a.m.

Present: Peter Fatooh, Diane Robinson and Carol Ruth Silver

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-1720	Bank of America	Continued to Oct. 20, 2003

There being no further business, the Board, at the hour of 11:05 a.m., recessed to reconvene Thursday, August 28, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on August 29, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

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Agenda

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS **BOARD No. 3** HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

WEDNESDAY, AUGUST 27, 2003
9:30 A.M.

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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1) Public Comment

2) **CLOSED SESSION DELIBERATION** (Pursuant to California Revenue and Taxation Code §1605.4)

Board to discuss with legal counsel and deliberate legal issues and property valuation on the following appeal applications:

APPLICATION NUMBERS; 88-0144 through 88-0157; 89-0438 through 89-0449 and 89-0451; 90-0464, 90-0465 and 90-0467 through 90-0476; 91-0580 through 91-0592; 92-0726 through 92-0738; 93-6487 through 93-6496; 94-2125 through 94-2137; 94-2570 through 94-2582; 95-1713 through 95-1725; 95-1726 through 95-1738; 96-1949 through 96-1961; 97-0262 through 97-0274; 98-0969

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Assessment Appeals Board

through 98-0980; 99-0568 through 99-0579; 00-0541 through 00-0549; 01-0652 through 01-0660; and 02-2198 through 02-2200. All applications filed by Robert S. Beach and/or Rod Divelbiss, agent/attorney at the time of filing, on behalf of various applicants as listed below:

- St. Francis Square Apts.
- JAE Properties
- Thomas Paine Partners
- Prince Hall Ltd.
- Friendship Village II
- Vista Del Monte
- Buchanan Park Ltd
- Laurel West Ltd.
- Third Baptist Gardens
- Friendship Village I
- Mission Housing Development
- Glenridge Apts. Residents' Council

3) Adjourn

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ACCESSIBILITY – The hearing room is wheelchair accessible.

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 28, 2003 To August 28, 2003
9:30 AM (ALL DAY)

Page 1 of 3

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-1022
APPLICANT: WFC HOLDINGS CORPORATION
PARCEL NO.: 0312 006
PARCEL ADDRESS: 0744 0000 MARKET ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $7,300,000.00 APPLICANT'S OPINION: $730,000.00
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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3) Hearing, discussion, and possible action involving:

APPLICATION 2001-1023
APPLICANT: WFC HOLDINGS CORPORATION
PARCEL NO.: 0312 006
PARCEL ADDRESS: 0744 0000 MARKET ST,
TOPIC:
CURRENT ASSESSMENT: $7,300,000.00 APPLICANT'S OPINION: $730,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

DATE POSTED
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Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
August 28, 2003 To August 28, 2003
9:30 AM (ALL DAY)

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing

Room 406, City Hall
August 28, 2003 To August 28, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2000-0399
APPLICANT: CHRONICLE PUBLISHING & HEARST CORP c/o SF NEWSPAPER PRI
PARCEL NO.: 3725 097
PARCEL ADDRESS: 0110 0000 05TH ST,
TOPIC:
CURRENT ASSESSMENT: $8,588,679.00 APPLICANT'S OPINION: $3,720,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2000-0400
APPLICANT: CHRONICLE PUBLISHING & HEARST CORP c/o SF NEWSPAPER PRI
PARCEL NO.: 3725 093
PARCEL ADDRESS: 0901 0933 MISSION ST,
TOPIC:
CURRENT ASSESSMENT: $28,285,138.00 APPLICANT'S OPINION: $11,600,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

4) Hearing, discussion, and possible action involving:

APPLICATION 2000-0401
APPLICANT: CHRONICLE PUBLISHING & HEARST CORP c/o SF NEWSPAPER PRI
PARCEL NO.: 4347 010
PARCEL ADDRESS: 1901 0000 CESAR CHAVEZ ST,
TOPIC:
CURRENT ASSESSMENT: $27,552,014.00 APPLICANT'S OPINION: $15,500,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2001-0624
APPLICANT: SAN FRANCISCO CHRONICLE
PARCEL NO.: 2001207781
PARCEL ADDRESS: 00000925 00000000 MISSION ST,
TOPIC:
CURRENT ASSESSMENT: $17,044,907.00 APPLICANT'S OPINION: $5,200,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2001-0625
APPLICANT: SAN FRANCISCO CHRONICLE
PARCEL NO.: 2001208288
PARCEL ADDRESS: 00000110 00000000 05TH ST,
TOPIC:
CURRENT ASSESSMENT: $2,866,274.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2001-0626
APPLICANT: SAN FRANCISCO CHRONICLE
PARCEL NO.: 2001208287
PARCEL ADDRESS: 00001901 00000000 ARMY ST,
TOPIC:
CURRENT ASSESSMENT: $14,112,258.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Thursday, August 28, 2003 at 1:30 p.m.

Present: Lawrence Lee and Thomas Ramm
Quorum present

Chairperson: Lawrence Lee, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2000-0399	Chronicle Publishing & Hearst	Denied (No show)
2000-0400	Chronicle Publishing & Hearst	Denied (No show)
2000-0401	Chronicle Publishing & Hearst	Denied (No show)
2001-0624	San Francisco Chronicle	Denied (No show)
2001-0625	San Francisco Chronicle	Denied (No show)
2001-0626	San Francisco Chronicle	Denied (No show)

There being no further business, the Board, at the hour of 2:00 p.m., recessed to reconvene Wednesday, September 3, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Wednesday, September 3, 2003

Phone (415) 554-6778
FAX (415) 554-6775
TDD (415) 554-5227
E-MAIL: AAB@ci.sf.ca.us

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

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NOTICE OF SPECIAL MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 1 HEARING ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL

FRIDAY, AUGUST 29, 2003
9:00 A.M.

Under the California Constitution and applicable statutes, hearings of Assessment Appeals Boards are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation Code and of the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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1) Public Comment

2) Hearing, discussion and possible action regarding the Board's review and consideration of rescinding its' August 20, 2003 decision to deny the taxpayer's request to postpone the scheduled August 25, 2003 evidentiary hearing for the below listed applications:

A. **Application 1998-1122**

Applicant:	Wongco Partnership	
Parcel:	Block 0314, Lot 002	
Property Address:	101 Stockton Street	
Current Assessment:	$49,946,925	Applicant's Opinion: $31,411,756

Real Property, Escape appeal for 1996 roll year

DATE POSTED
AUG 2 5 2003
Assessment Appeals Board

B. **Application 1998-1123**
Applicant: Wongco Partnership
Parcel: Block 0314, Lot 002
Property Address: 101 Stockton Street
Current Assessment: $48,430,000 Applicant's Opinion: $29,600,000
Real Property, Escape appeal for 1994 roll year

C. **Application 1998-1124**
Applicant: Wongco Partnership
Parcel: Block 0314, Lot 002
Property Address: 101 Stockton Street
Current Assessment: $36,400,000 Applicant's Opinion: $29,600,000
Real Property, Supplemental appeal for 1993 roll year

D. **Application 1998-1125**
Applicant: Wongco Partnership
Parcel: Block 0314, Lot 002
Property Address: 101 Stockton Street
Current Assessment: $48,430,000 Applicant's Opinion: $30,795,840
Real Property, Supplemental appeal for 1995 roll year

E. **Application 1998-1192**
Applicant: Wongco Partnership
Parcel: Block 0314, Lot 002
Property Address: 101 Stockton Street
Current Assessment: $48,430,000 Applicant's Opinion: $32,039,991
Real Property, Supplemental appeal for 1997 roll year

F. **Application 2001-1063**
Applicant: Ruth Collins, Jr.
Parcel: Block 0314, Lot 002
Property Address: 101 Stockton Street
Current Assessment: $51,032,207 Applicant's Opinion: $32,000,000
Real Property, Supplemental appeal for 2001 year

G. **Application 2002-1203**
Applicant: John P. Collins, Trustee
Parcel: Block 0314, Lot 002
Property Address: 101 Stockton Street
Current Assessment: $52,052,851 Applicant's Opinion: $35000,000
Real Property, Supplemental appeal for 2001 year

3) Adjourn

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE - Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. The Sunshine Ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

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ACCESSIBILITY – The hearing room is wheelchair accessible.

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing

Page 1 of 4

Room 406, City Hall

September 03, 2003 To September 03, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0123
APPLICANT: SOUTHBOURNE INC.
PARCEL NO.: 0294 013
PARCEL ADDRESS: 0340 0000 STOCKTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,431,819.00 APPLICANT'S OPINION: $10,688,162.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0216
APPLICANT: BANK OF AMERICA NT & SA
PARCEL NO.: 2002900270
PARCEL ADDRESS: 00000600 00000000 MONTGOMERY ST,
TOPIC:
CURRENT ASSESSMENT: $32,149,771.00 APPLICANT'S OPINION: $500,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

DATE POSTED
AUG 2 7 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0795
APPLICANT: MOORE INVESTMENT ASSOCIATES, LP
PARCEL NO.: 0509 001
PARCEL ADDRESS: 2001 2017 LOMBARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,033,607.00 APPLICANT'S OPINION: $1,462,500.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1492
APPLICANT: RIVERS UNITED, INC.
PARCEL NO.: 0284 004
PARCEL ADDRESS: 0500 0516 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $10,359,109.00 APPLICANT'S OPINION: $8,287,287.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1493
APPLICANT: RIVERS UNITED, INC.
PARCEL NO.: 0284 002
PARCEL ADDRESS: 0535 POWELL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,090,602.00 APPLICANT'S OPINION: $872,482.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1494
APPLICANT: RIVERS UNITED, INC.
PARCEL NO.: 0284 003
PARCEL ADDRESS: 0529 POWELL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $708,822.00 APPLICANT'S OPINION: $567,057.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1711
APPLICANT: ATC BUILDING COMPANY
PARCEL NO.: 0312 006
PARCEL ADDRESS: 0744 0000 MARKET ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $7,746,818.00 APPLICANT'S OPINION: $3,850,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2082
APPLICANT: 450 SANSOME STREET CROP
PARCEL NO.: 0229 018
PARCEL ADDRESS: 0450 0000 SANSOME ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $36,720,000.00 APPLICANT'S OPINION: $27,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ROLL CORRECTION

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 03, 2003 To September 03, 2003
9:30 AM (ALL DAY)

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Agenda* / Notice of Assessment Appeals Board

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3/03

Assessment Appeals Board 2 Hearing

Room 406, City Hall
September 03, 2003 To September 03, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 2002-2238
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $975,268.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1993
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-2239
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $994,751.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1994
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
AUG 27 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-2240
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $1,006,615.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-2241
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $1,017,775.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-2242
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $1,038,108.00 APPLICANT'S OPINION: $352,605.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 2 Hearing
Room 406, City Hall
September 03, 2003 To September 03, 2003
1:30 PM (ALL DAY)

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-2243
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $1,058,848.00 APPLICANT'S OPINION: $426,080.00
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-2244
APPLICANT: HHH&H INVESTMENTS, LLC
PARCEL NO.: 3552 015
PARCEL ADDRESS: 2886 2888 16TH ST,
TOPIC:
CURRENT ASSESSMENT: $1,080,003.00 APPLICANT'S OPINION: $426,080.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 2 Hearing
Room 406, City Hall
September 03, 2003 To September 03, 2003
1:30 PM (ALL DAY)

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Wednesday, September 3, 2003 at 1:45 p.m.

Present: Lawrence Lee, Donald Schmidt and Mervin Conlan

Quorum present

Chairperson: Donald Schmidt, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-2238	HHH & H Investments, LLC	Continued
2002-2239	HHH & H Investments, LLC	Continued
2002-2240	HHH & H Investments, LLC	Continued
2002-2241	HHH & H Investments, LLC	Continued
2002-2242	HHH & H Investments, LLC	Continued
2002-2243	HHH & H Investments, LLC	Continued
2002-2244	HHH & H Investments, LLC	Continued

There being no further business, the Board, at the hour of 2:30 p.m., recessed to reconvene Thursday, September 4, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Dur

Dawn Duran
Administrator

Approved by the Board on Thursday, September 4, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing

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Room 406, City Hall
September 04, 2003 To September 04, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0708
APPLICANT: PENSKE TRUCK LEASING CO LLP RT 10 GREEN HILLS
PARCEL NO.: 2002209116
PARCEL ADDRESS: 00000590 00000000 BRANNAN ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $603,496.00 APPLICANT'S OPINION: $132,431.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0776
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO.: 2002204982
PARCEL ADDRESS: 00000121 00000000 SPEAR ST, 0500
TOPIC:
CURRENT ASSESSMENT: $11,699,398.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0777

APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO.: 2002900287
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $12,425,542.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0778

APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO.: 2002900288
PARCEL ADDRESS: 00000121 00000000 SPEAR ST, 0500
TOPIC:
CURRENT ASSESSMENT: $12,602,003.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0779

APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO.: 2002900289
PARCEL ADDRESS: 00000121 00000000 SPEAR ST, 500
TOPIC:
CURRENT ASSESSMENT: $13,286,926.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-0780
APPLICANT: AMERICAN INTERNATIONAL FACILITIES MANAGEMENT
PARCEL NO.: 2002900290
PARCEL ADDRESS: 00000121 00000000 SPEAR ST, 500
TOPIC:
CURRENT ASSESSMENT: $3,608,786.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1995
APPLICANT: TROPHY PROPERTIES, LLC
PARCEL NO.: 1237 019
PARCEL ADDRESS: 100 BRODERICK ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $4,954,680.00 APPLICANT'S OPINION: $4,204,680.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1999
APPLICANT: PRIME APARTMENT PROPERTIES, LLC
PARCEL NO.: 3534 031A
PARCEL ADDRESS: 0011 0000 DOLORES ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,142,720.00 APPLICANT'S OPINION: $1,800,720.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 2 Hearing
Room 406, City Hall
September 04, 2003 To September 04, 2003
9:30 AM (ALL DAY)

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-2015
APPLICANT: MARTIN, PIERRE
PARCEL NO.: 1333 020
PARCEL ADDRESS: 2438 0000 LAKE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $1,455,150.00 APPLICANT'S OPINION: $1,051,650.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2166
APPLICANT: TROPHY PROPERTIES, LLC
PARCEL NO.: 1237 019
PARCEL ADDRESS: 100 BRODERICK ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $5,049,000.00 APPLICANT'S OPINION: $4,200,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

Assessment Appeals Board 2 Hearing
Room 406, City Hall
September 04, 2003 To September 04, 2003
9:30 AM (ALL DAY)

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
September 04, 2003 To September 04, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-2190
APPLICANT: DAI, HELEN
PARCEL NO.: 4713 026
PARCEL ADDRESS: ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $360,000.00 APPLICANT'S OPINION: $162,795.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

Assessment Appeals Board 2 Hearing
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September 04, 2003 To September 04, 2003
1:30 PM (ALL DAY)

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, September 4, 2003 at 9:35 a.m.

Present: Donald Schmidt, John McGary and Mervin Conlan

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Quorum present

Chairperson: Donald Schmidt, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-0776	American International Facili	Postponed
2002-0777	American International Facili	Postponed
2002-0778	American International Facili	Postponed
2002-0779	American International Facili	Postponed
2002-0780	American International Facili	Postponed
2002-1999	Prime Apartment Properties	A.V.Lowered (Assessor)
2002-2015	Pierre Martin	A.V.Lowered (Assessor)

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2002-0708	Penske Truck Leasing Co LLP	Withdrawn
2002-1995	Trophy Properties, LLC	Withdrawn
2002-2166	Trophy Properties, LLC	Withdrawn

RECESS

There being no further business, the Board, at the hour of 10:20 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:33 p.m.

Present: John McGary and Donald Schmidt

Quorum present

Chairperson: John McGary, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-2190	Helen Dai	Continued

There being no further business, the Board, at the hour of 2:00 p.m., recessed to reconvene Thursday, September 11, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Thursday, September 18, 2003

Agenda* / Notice of Assessment Appeals Board

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Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 08, 2003 To September 08, 2003
9:30 AM (ALL DAY)

Page 1 of 3

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 2002-0856
APPLICANT: YERBA BUENA ASSOCIATES
PARCEL NO.: 3733 079
PARCEL ADDRESS: 0881 0899 HOWARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $27,050,400.00 APPLICANT'S OPINION: $16,100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1134
APPLICANT: GLIDE ECONOMIC DEVELOPMENT CORP.
PARCEL NO.: 0331 003
PARCEL ADDRESS: 0141 MASON ST,
TOPIC:
CURRENT ASSESSMENT: $2,775,000.00 APPLICANT'S OPINION: $882,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

DATE POSTED
SEP 03 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1135
APPLICANT: GLIDE ECONOMIC DEVELOPMENT CORP.
PARCEL NO.: 0331 002
PARCEL ADDRESS: 0149 0151 MASON ST,
TOPIC: Other
CURRENT ASSESSMENT: $1,500,000.00 APPLICANT'S OPINION: $462,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1136
APPLICANT: GLIDE ECONOMIC DEVELOPMENT CORP.
PARCEL NO.: 0331 004
PARCEL ADDRESS: 0125V MASON ST,
TOPIC:
CURRENT ASSESSMENT: $2,400,000.00 APPLICANT'S OPINION: $756,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

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Lobbyist Registration and Reporting Requirements

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, on Monday, September 8, 2003 at 9:33 a.m.

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Present: Peter Fatooh, Alec Lambie and Thomas Ramm

Quorum present

Chairperson: Peter Fatooh, Presiding

At the opening of the meeting, David Gross of Gray, Cary, Ware & Freidenrich, representing the applicant, and Alex Tharayil, Chief Appraiser for the Assessor's office, gave public comment regarding the postponement request pending before the Board for applications 2000-0287 through 2000-0291, 2001-0574 and 2002-1402 filed on behalf of Grand Hyatt, SF for property at block 0295, lot 016. Following public comment, the Board approved applicant's request to postpone the hearing scheduled for September 22, 2003.

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-0856	Yerba Buena Associates	Submitted

There being no further business, the Board, at the hour of 1:06 p.m., recessed to reconvene Tuesday, September 9, 2003 at 9:00 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Tuesday, September 9, 2003

— San Francisco

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 09, 2003
9:00 AM

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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

    APPLICATION 2002-0123
    APPLICANT: SOUTHBOURNE INC.
    PARCEL NO.: 0294 013
    PARCEL ADDRESS: 0340 STOCKTON ST,
    TOPIC: Decline in Value
    CURRENT ASSESSMENT: $23,431,819.00 APPLICANT'S OPINION: $10,688,162.00
    TAXABLE YEAR: 2002
    APPEAL TYPE: Real Property
    ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

DATE POSTED
SEP 03 2003
Assessment Appeals Board

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 09, 2003
9:00 AM

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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0123
APPLICANT: SOUTHBOURNE INC.
PARCEL NO.: 0294 013
PARCEL ADDRESS: 0340 STOCKTON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,431,819.00 APPLICANT'S OPINION: $10,688,162.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

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Assessment Appeals Boa

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, September 9, 2003 at 9:40 a.m.

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Present: Thomas Ramm, Alec Lambie, and Peter Fatooh

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-0123	Southbourne Inc.	Continued to 10/30/03 at 1:30 p.m

There being no further business, the Board, at the hour of 10:45 a.m., recessed to reconvene Wednesday, September 10, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Wednesday, September 10, 2003

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing

Room 406, City Hall
September 10, 2003 To September 10, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 2000-0387
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 2000200287
PARCEL ADDRESS: 00000111 00000000 SUTTER , 0000
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $3,947,623.00 APPLICANT'S OPINION: $394,762.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-0020
APPLICANT: EQUITY OFFICE PROPERTIES TRUST (WILSON CORNERSTONE PRO
PARCEL NO.: 0289 005
PARCEL ADDRESS: 0120 0000 MONTGOMERY ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $93,000,000.00 APPLICANT'S OPINION: $70,000,000.00
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2001-0585
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 2001200246
PARCEL ADDRESS: 00000343 00000000 SANSOME ST, 0200
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $1,726,772.00 APPLICANT'S OPINION: $17,268.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2001-0586
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 2001200111
PARCEL ADDRESS: 00000455 00000000 MARKET ST, 0500
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $2,618,463.00 APPLICANT'S OPINION: $261,846.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2001-0589
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 2001205678
PARCEL ADDRESS: 00000633 00000000 FOLSOM ST, 0700
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $6,598,077.00 APPLICANT'S OPINION: $659,808.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2001-0590
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 2001207153
PARCEL ADDRESS: 00000045 00000000 FREMONT ST, 2-9-10FL
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $3,217,960.00 APPLICANT'S OPINION: $321,796.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2001-0592
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 2001207161
PARCEL ADDRESS: 00000160 00000000 SPEAR ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $1,293,410.00 APPLICANT'S OPINION: $129,341.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2001-0593
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 2001200250
PARCEL ADDRESS: 00000111 00000000 SUTTER , 0000
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $2,185,974.00 APPLICANT'S OPINION: $218,597.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2001-0595
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 2001200251
PARCEL ADDRESS: 00000201 00000000 03RD ST, 0000
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $1,704,720.00 APPLICANT'S OPINION: $170,472.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2001-0596
APPLICANT: WELLS FARGO BANK
PARCEL NO.: 1756 001
PARCEL ADDRESS: 0400V PARNASSUS AVE,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $41,000.00 APPLICANT'S OPINION: $4,100.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1184
APPLICANT: THE LEUNG TRUST
PARCEL NO.: 0176 011
PARCEL ADDRESS: 0900 0000 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $12,281,565.00 APPLICANT'S OPINION: $7,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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10/03

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In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, September 10, 2003 at 9:35 a.m.

Present: Lawrence Lee, Peter Fatooh and John McGary

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2000-0387	Wells Fargo Bank	A.V.Lowered (Assessor)
2001-0020	Equity Office Properties Trust	Stipulation Approved
2001-0585	Wells Fargo Bank	Postponed
2001-0586	Wells Fargo Bank	Postponed
2001-0589	Wells Fargo Bank	Postponed
2001-0590	Wells Fargo Bank	Postponed
2001-0592	Wells Fargo Bank	Postponed
2001-0593	Wells Fargo Bank	Postponed
2001-0595	Wells Fargo Bank	Postponed
2002-1184	The Leung Trust	Stipulation Approved (2-1 vote; Board Member Fatooh disented

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2001-0596	Wells Fargo Bank	Withdrawn

There being no further business, the Board, at the hour of 10:35 a.m., recessed to reconvene Monday, September 15, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Thursday, September 18, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing

Page 1 of 4

Room 406, City Hall

September 11, 2003 To September 11, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 1999-0470

APPLICANT: GATX CAPITAL CORP.
PARCEL NO.: 1999201852
PARCEL ADDRESS: 00000004 00000000 EMBARCADERO CENTER , 2200
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $8,025,040.00 APPLICANT'S OPINION: $2,274,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 1999-1034

APPLICANT: GATX CAPITAL CORP.
PARCEL NO.: 2000900094
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $5,174,068.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 1995
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

DATE POSTED
SEP 03 2003
Assessment Appeals Board

Assessment Appeals Board 2 Hearing
Room 406, City Hall
September 11, 2003 To September 11, 2003
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 1999-1035
APPLICANT: GATX CAPITAL CORP.
PARCEL NO.: 2000900093
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $4,967,404.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 1996
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 1999-1036
APPLICANT: GATX CAPITAL CORP.
PARCEL NO.: 2000900092
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $4,889,412.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 1997
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 1999-1037
APPLICANT: GATX CAPITAL CORP.
PARCEL NO.: 2000900091
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $4,643,083.00 APPLICANT'S OPINION: $0.00
TAXABLE YEAR: 1998
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2000-0313
APPLICANT: GATX CAPITAL CORP.
PARCEL NO.: 2000201500
PARCEL ADDRESS: 00000004 00000000 EMBARCADERO CENTER , 2200
TOPIC:
CURRENT ASSESSMENT: $8,986,996.00 APPLICANT'S OPINION: $4,300,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2001-0572
APPLICANT: GATX CAPITAL CORP.
PARCEL NO.: 2001201275
PARCEL ADDRESS: 00000004 00000000 EMBARCADERO CENTER , 2200
TOPIC:
CURRENT ASSESSMENT: $9,733,767.00 APPLICANT'S OPINION: $4,300,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 15, 2003 To September 15, 2003
9:30 AM (ALL DAY)

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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 1999-0589
APPLICANT: YERBA BUENA ENTERTAINMENT CENTER
PARCEL NO.: 1997300478
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $35,000,000.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 1997
APPEAL TYPE: Possessory Interest
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION 1999-0590
APPLICANT: YERBA BUENA ENTERTAINMENT CENTER
PARCEL NO.: 1996300460
PARCEL ADDRESS: ,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $35,000,000.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 1996
APPEAL TYPE: Possessory Interest
ROLL TYPE: SUPPLEMENTAL

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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 1999-0591
APPLICANT: YERBA BUENA ENTERTAINMENT CENTER
PARCEL NO.: 1999990069
PARCEL ADDRESS: 00003420 00000000 GEARY BLVD,
TOPIC:
CURRENT ASSESSMENT: $35,000,000.00 APPLICANT'S OPINION: $9,000,000.00
TAXABLE YEAR: 1998
APPEAL TYPE: Possessory Interest
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 1999-0592
APPLICANT: YERBA BUENA ENTERTAINMENT CENTER
PARCEL NO.: 1999702774
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $134,829,521.00 APPLICANT'S OPINION: $99,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Possessory Interest
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2000-0193
APPLICANT: YERBA BUENA ENTERTAINMENT CENTER c/o METREON
PARCEL NO.: 2000702680
PARCEL ADDRESS: 00000000 00000000 SONY METREON CTR LTS 113-115 ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $134,829,521.00 APPLICANT'S OPINION: $90,000,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 15, 2003 To September 15, 2003
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7) Hearing, discussion, and possible action involving:

APPLICATION 2001-0302
APPLICANT: SONY CORPORATION OF AMERICA
PARCEL NO.: 2001206895
PARCEL ADDRESS: 00000101 00000000 04TH ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $24,777,625.00 APPLICANT'S OPINION: $15,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2001-0303
APPLICANT: SONY CORPORATION OF AMERICA
PARCEL NO.: 2001702480
PARCEL ADDRESS: ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $134,829,521.00 APPLICANT'S OPINION: $90,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-0920
APPLICANT: YERBA BUENA ENTERTAINMENT CENTER c/o METREON
PARCEL NO.: 2002702350
PARCEL ADDRESS: 00000000 00000000 SONY METREON CTR LTS 113-115 ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $134,829,521.00 APPLICANT'S OPINION: $50,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1307
APPLICANT: FLYNN LAND COMPANY, INC.
PARCEL NO.: 3979 001
PARCEL ADDRESS: 0444 0000 DE HARO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $24,222,866.00 APPLICANT'S OPINION: $14,033,566.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-2175
APPLICANT: 3995 ALEMANY DEVELOPMENT, LLP
PARCEL NO.: 7126A009
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $46,506,986.00 APPLICANT'S OPINION: $40,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: BASE YEAR

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, September 15, 2003 at 9:40 a.m.

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Present: Carol Ruth Silver, Thomas Ramm and Joseph Tham

Quorum present

Chairperson: Thomas Ramm, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
1999-0589	Yerba Buena Entertainment	A.V.Lowered (Assessor)
1999-0590	Yerba Buena Entertainment	A.V.Lowered (Assessor)
1999-0591	Yerba Buena Entertainment	Withdrawn
1999-0592	Yerba Buena Entertainment	Withdrawn
2000-0193	Yerba Buena Entertainment	Postponed to 10/17/03
2001-0303	Sony Corporation of America	Postponed to 10/17/03
2002-0920	Yerba Buena Entertainment	Postponed to 10/17/03

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2001-0302	Sony Corporation of America	Withdrawn
2002-1307	Flynn Land Company, Inc	Postponed
2002-2175	3995 Alemany Development, LLP	Postponed

There being no further business, the Board, at the hour of 11:45 a.m., recessed to reconvene Tuesday, September 16, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on September 16, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 16, 2003 To September 16, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 1997-0869
APPLICANT: K & H SUTTER CO.
PARCEL NO.: 0310 022
PARCEL ADDRESS: 0117 POST ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $3,775,110.00 APPLICANT'S OPINION: $715,110.00
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION 1997-0870
APPLICANT: K & H SUTTER CO.
PARCEL NO.: 0310 022
PARCEL ADDRESS: 0117 POST ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $3,693,585.00 APPLICANT'S OPINION: $693,395.00
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 1997-0871
APPLICANT: K & H SUTTER CO.
PARCEL NO.: 0310 022
PARCEL ADDRESS: 0117 POST ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $3,700,892.00 APPLICANT'S OPINION: $701,090.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION 1997-2117
APPLICANT: MARTIN, CANDYCE
PARCEL NO.: 1301 001
PARCEL ADDRESS: 0004 25TH AVE,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $2,355,000.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION 1998-0981
APPLICANT: MILLS, JEFFREY
PARCEL NO.: 6602 037
PARCEL ADDRESS: 0425 0000 DUNCAN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $533,313.00 APPLICANT'S OPINION: $420,000.00
TAXABLE YEAR: 1998
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, September 16, 2003 at 9:44 a.m.

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Present: Carol Ruth Silver, Alec Lambie and Thomas Ramm

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Quorum present

Chairperson: Carol Ruth Silver, Presiding

The Board commenced its meeting in open session. At the hour of 9:48 a.m., following no comment from the public, the Board convened into closed session to meet with counsel to discuss and review procedural issues in response to the taxpayers' objection of board members Alec Lambie and Thomas Ramm seated to hear application 1997-2117.

The Board reconvened in open session at the hour of 10:15 a.m. Board members Lambie and Ramm recused themselves from further matters regarding application 1997-2117. Ms. Silver, as chairperson, instructed the clerk to reschedule application 1997-2117 before Board 2 for evidentiary hearing. The record reflects that the Assessor's representative was present and gave comment regarding today's meeting for application 1997-2117. Neither the taxpayer, it's agent, nor it's attorney were present.

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
1997-0869	K & H Sutter Company	Postponed to 9/22/03
1997-0870	K & H Sutter Company	Postponed to 9/22/03
1997-0871	K & H Sutter Company	Postponed to 9/22/03

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
1997-2117	Candyce Martin	Reschedule to Board 2
1998-0981	Jeffrey Mills	Withdrawn

There being no further business, the Board, at the hour of 10:35 a.m., recessed to reconvene Wednesday, September 17, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approve by the Board on Wednesday, September 17, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 17, 2003 To September 17, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0569
APPLICANT: TRANSWESTERN RBH HOWARD HAWTHORNE, INC
PARCEL NO.: 3735 046
PARCEL ADDRESS: 0055 0000 HAWTHORNE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $40,799,997.00 APPLICANT'S OPINION: $26,754,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0570
APPLICANT: TRANSWESTERN RBH HOWARD HAWTHORNE, INC
PARCEL NO.: 3735 005
PARCEL ADDRESS: 0625 0000 HOWARD ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $20,399,996.00 APPLICANT'S OPINION: $15,422,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

DATE POSTED
SEP 09 2003
Assessment Appeals Board

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, September 17, 2003 at 9:30 a.m.

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Present: Tom Ramm and Peter Fatooh

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-0569	Transwestern RBH Howard	A.V. Lowered (Assessor)
2002-0570	Transwestern RBH Howard	A.V. Lowered (Assessor)

There being no further business, the Board, at the hour of 10:00 a.m., recessed to reconvene Thursday, September 18, 2003 at 1:30 p.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Thursday, September 18, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 18, 2003 To September 18, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-0145
APPLICANT: TRANSAMERICA REALTY SERVICES, INC.
PARCEL NO.: 3768 016
PARCEL ADDRESS: 0002 0000 BRYANT ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $13,700,000.00 APPLICANT'S OPINION: $10,000,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0644
APPLICANT: 160 KING LLC
PARCEL NO.: 3794 025
PARCEL ADDRESS: 0160 0000 KING ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $41,304,704.00 APPLICANT'S OPINION: $28,489,664.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
SEP 09 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 18, 2003 To September 18, 2003
1:30 PM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1337
APPLICANT: M & E, LLC
PARCEL NO.: 0261 005
PARCEL ADDRESS: 0216 0000 PINE ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $8,489,664.00 APPLICANT'S OPINION: $5,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Thursday, September 18, 2003 at 1:30 p.m.

Present: Tom Ramm, Alec Lambie, and Peter Fatooh

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2001-0145	Transamerica Realty Services	Stipulation Approved
2002-1337	M & E, LLC	Stipulation Approved

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2002-0644	160 King LLC	Withdrawn

There being no further business, the Board, at the hour of 2:00 p.m., recessed to reconvene Friday, September 19, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Friday, September 19, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
September 18, 2003 To September 18, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-0431
APPLICANT: MARSH USA, INC.
PARCEL NO.: 2001207140
PARCEL ADDRESS: 00000003 00000000 EMBARCADERO CENTER , 0200
TOPIC:
CURRENT ASSESSMENT: $11,397,197.00 APPLICANT'S OPINION: $3,638,160.00
TAXABLE YEAR: 2001
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0380
APPLICANT: CALIFORNIA FEDERAL BANK
PARCEL NO.: 3206 005
PARCEL ADDRESS: 4638 0000 MISSION ST,
TOPIC:
CURRENT ASSESSMENT: $808,194.00 APPLICANT'S OPINION: $400,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

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SEP 09 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0385
APPLICANT: CALIFORNIA FEDERAL BANK
PARCEL NO.: 3206 005
PARCEL ADDRESS: 4638 0000 MISSION ST,
TOPIC:
CURRENT ASSESSMENT: $824,844.00 APPLICANT'S OPINION: $410,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0387
APPLICANT: CALIFORNIA FEDERAL BANK
PARCEL NO.: 3206 005
PARCEL ADDRESS: 4638 0000 MISSION ST,
TOPIC:
CURRENT ASSESSMENT: $840,844.00 APPLICANT'S OPINION: $420,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0388
APPLICANT: CALIFORNIA FEDERAL BANK
PARCEL NO.: 3206 032
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $473,194.00 APPLICANT'S OPINION: $240,000.00
TAXABLE YEAR: 1999
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-0391
APPLICANT: CALIFORNIA FEDERAL BANK
PARCEL NO.: 3206 032
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $482,657.00 APPLICANT'S OPINION: $240,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-0392
APPLICANT: CALIFORNIA FEDERAL BANK
PARCEL NO.: 3206 032
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $492,310.00 APPLICANT'S OPINION: $250,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-0809
APPLICANT: MARSH USA, INC.
PARCEL NO.: 2002400375
PARCEL ADDRESS: 00000003 00000000 EMBARCADERO CENTER , 0200
TOPIC:
CURRENT ASSESSMENT: $11,679,903.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1095
APPLICANT: VIDAL, RONALD
PARCEL NO.: 0997 013
PARCEL ADDRESS: 3376 0000 CLAY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $2,702,176.00 APPLICANT'S OPINION: $1,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1717
APPLICANT: CORNERSTONE REAL ESTATE ADVISERS
PARCEL NO.: 2002208760
PARCEL ADDRESS: 00000222 00000000 SANSOME ST,
TOPIC:
CURRENT ASSESSMENT: $4,733,066.00 APPLICANT'S OPINION: $2,200,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 2 of the City and County of San Francisco, Thursday, September 18, 2003 at 9:30 a.m.

Present: Lawrence Lee, Andrienne Lacau and Mervin Conlan

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Quorum present

Chairperson: Lawrence Lee, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2001-0431	Marsh USA, Inc.	Postponed
2002-0809	Marsh USA, Inc.	Postponed

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2002-0380	California Federal Bank	Withdrawn
2002-0385	California Federal Bank	Withdrawn
2002-0387	California Federal Bank	Withdrawn
2002-0388	California Federal Bank	Withdrawn
2002-0391	California Federal Bank	Withdrawn
2002-0392	California Federal Bank	Withdrawn
2002-1095	Ronald Vidal	Withdrawn
2002-1717	Cornerstone Real Estate	Postponed

There being no further business, the Board, at the hour of 9:55 a.m., recessed to reconvene Thursday, September 25, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Thursday, October 2, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing

Room 406, City Hall

September 19, 2003 To September 19, 2003

9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-2138
APPLICANT: 490 POST STREET INVESTORS LP C/O DAVID PICLE, ESQ
PARCEL NO.: 0296 010
PARCEL ADDRESS: 0490 0000 POST ST,
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $43,960,500.00 APPLICANT'S OPINION: $18,000,000.00
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-2139
APPLICANT: 490 POST STREET INVESTORS LP C/O DAVID PICLE, ESQ
PARCEL NO.: 0296 010
PARCEL ADDRESS: 0490 0000 POST ST,
TOPIC:
CURRENT ASSESSMENT: $43,960,500.00 APPLICANT'S OPINION: $18,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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DATE POSTED
SEP 09 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 19, 2003 To September 19, 2003
9:30 AM (ALL DAY)

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the closed session meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Friday, September 19, 2003 at 9:35 a.m.

Present: Peter Fatooh, Alec Lambie, and Diane Robinson

Quorum present

Chairperson: Peter Fatooh, Presiding

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The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-2138	490 Post Street Investors, LP	Submitted
2002-2139	490 Post Street Investors, LP	Submitted

There being no further business, the Board, at the hour of 12:00 noon., recessed to reconvene Monday, September 22, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on Monday, September 22, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 22, 2003
9:30 AM

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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) **Status Conference** for the parties to update the Board as to where they are at regarding the access of information contained in the Assessor's files; further discussion and possible action regarding scheduling the following applications for hearing:

APPLICATION 1998-1122
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $49,946,925 APPLICANT'S OPINION: $31,411,756
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

APPLICATION 1998-1123
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $48,430,000 APPLICANT'S OPINION: $29,600,000
TAXABLE YEAR: 1994
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

APPLICATION 1998-1124
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $36,400,000 APPLICANT'S OPINION: $29,600,000
TAXABLE YEAR: 1993
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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Assessment Appeals Board

APPLICATION 1998-1125
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $48,430,000 APPLICANT'S OPINION: $30,795,840
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

APPLICATION 1998-1192
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $48,430,000 APPLICANT'S OPINION: $32,039,991
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

APPLICATION 2001-1063
APPLICANT: RUTH M. COLLINS, JR
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $51,032,207 APPLICANT'S OPINION: $32,000,000
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

APPLICATION 2002-1203
APPLICANT: JOHN P COLLINS, SR
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $52,052,851 APPLICANT'S OPINION: $35,000,000
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 2001-0317
APPLICANT: MEIYAN ENTERPRISES, INC.
PARCEL NO.: 0326 022
PARCEL ADDRESS: 156 ELLIS ST. / 101 CYRIL MAGNIN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $6,278,558 APPLICANT'S OPINION: $4,900,000
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

REVISED AGENDA

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Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 22, 2003
9:30 AM

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APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $49,946,925 APPLICANT'S OPINION: $31,411,756
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

APPLICATION 1998-1123
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $48,430,000 APPLICANT'S OPINION: $29,600,000
TAXABLE YEAR: 1994
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

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Assessment Appeals Board

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Assessment Appeals Board

APPLICATION 1998-1124
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $36,400,000 APPLICANT'S OPINION: $29,600,000
TAXABLE YEAR: 1993
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

APPLICATION 1998-1125
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $48,430,000 APPLICANT'S OPINION: $30,795,840
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

APPLICATION 1998-1192
APPLICANT: WONGCO PARTNERSHIP
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $48,430,000 APPLICANT'S OPINION: $32,039,991
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

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APPLICANT: RUTH M. COLLINS, JR
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $51,032,207 APPLICANT'S OPINION: $32,000,000
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

APPLICATION 2002-1203
APPLICANT: JOHN P COLLINS, SR
PARCEL NO.: 0314 002
PARCEL ADDRESS: 101 STOCKTON ST,
CURRENT ASSESSMENT: $52,052,851 APPLICANT'S OPINION: $35,000,000
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION 1997-0869
APPLICANT: K & H SUTTER COMPANY
PARCEL NO.: 0310 022
PARCEL ADDRESS: 117 POST ST.
TOPIC:
CURRENT ASSESSMENT: $3,775,110 APPLICANT'S OPINION: $715,110
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

4) Hearing, discussion, and possible action involving:

APPLICATION 1997-0870
APPLICANT: K & H SUTTER COMPANY
PARCEL NO.: 0310 022
PARCEL ADDRESS: 117 POST ST.
TOPIC:
CURRENT ASSESSMENT: $3,693,585 APPLICANT'S OPINION: $693,395
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION 1997-0871
APPLICANT: K & H SUTTER COMPANY
PARCEL NO.: 0310 022
PARCEL ADDRESS: 117 POST ST.
TOPIC:
CURRENT ASSESSMENT: $3,700,892 APPLICANT'S OPINION: $701,090
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION 2001-0317
APPLICANT: MEIYAN ENTERPRISES, INC.
PARCEL NO.: 0326 022
PARCEL ADDRESS: 156 ELLIS ST. / 101 CYRIL MAGNIN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $6,278,558 APPLICANT'S OPINION: $4,900,000
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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22/03

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, September 22, 2003 at 9:30 a.m.

Present: Thomas Ramm, Peter Fatooh, and Diane Robinson

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Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
1997-0869	K & H Sutter Co.	Withdrawn
1997-0870	K & H Sutter Co.	Withdrawn
1997-0871	K & H Sutter Co.	Withdrawn
1998-1122	Wongco Partnership	Continued
1998-1123	Wongco Partnership	Continued
1998-1124	Wongco Partnership	Continued
1998-1125	Wongco Partnership	Continued
1998-1192	Wongco Partnership	Continued
2001-1063	Ruth M. Collins, Jr.	Continued
2002-1203	John P. Collins, Sr.	Continued
2001-0317	Meiyan Enterprises, Inc.	Postponed

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2000-0287	Grand Hyatt SF. General Part	Postponed
2000-0288	Grand Hyatt SF. General Part	Postponed
2000-0289	Grand Hyatt SF. General Part	Postponed
2000-0290	Grand Hyatt SF. General Part	Postponed
2000-0291	Grand Hyatt SF. General Part	Postponed
2001-0574	Grand Hyatt SF. General Part	Postponed
2002-1402	Grand Hyatt SF. General Part	Postponed

There being no further business, the Board, at the hour of 11:10 a.m., recessed to reconvene Tuesday, September 23, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Du

Dawn Duran
Administrator

Approved by the Board on September 23, 2003

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 23, 2003
9:30 AM

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losed

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) CLOSED SESSION – to review with legal counsel and finalize findings of fact for the following application:

   a) APPLICATION: 2001-0481
   APPLICANT: DATAM SF PARTNERSHIP aka HOTEL NIKKO
   PARCEL NO.: 0329 013
   PARCEL ADDRESS: 275 O'FARRELL ST.
   TAXABLE ROLL YEAR: 2001 Regular Roll
   APPEAL TYPE: Real Property

   b) APPLICATION: 2001-0482
   APPLICANT: DATAM SF PARTNERSHIP aka HOTEL NIKKO
   PARCEL NO.: 0326 011
   PARCEL ADDRESS: 222 MASON ST.
   TAXABLE ROLL YEAR: 2001 Regular Roll
   APPEAL TYPE: Real Property

   c) APPLICATION: 2001-0483
   APPLICANT: DATAM SF PARTNERSHIP aka HOTEL NIKKO
   PARCEL NO.: 0326 020
   PARCEL ADDRESS: 222 MASON ST..
   TAXABLE ROLL YEAR: 2001 Regular Roll
   APPEAL TYPE: Real Property

   d) APPLICATION: 2001-0485
   APPLICANT: DATAM SF PARTNERSHIP aka HOTEL NIKKO
   PARCEL NO.: 0326 012
   PARCEL ADDRESS: 275 O'FARRELL ST.
   TAXABLE ROLL YEAR: 2001 Regular Roll
   APPEAL TYPE: Real Property

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Assessment Appeals Boar

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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Phone: (415) 554-6778
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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

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NOTICE OF CLOSED SESSION MEETING

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 23, 2003
10:30 AM

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losed

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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) CLOSED SESSION – to review with legal counsel and deliberate the valuation for the following application:

   a) APPLICATION: 2001-0030
   APPLICANT: BAKER HAMILTON
   PARCEL NO.: 3799 001
   PARCEL ADDRESS: 601 TOWNSEND ST.
   TAXABLE ROLL YEAR: 1999 Supplemental Roll
   APPEAL TYPE: Real Property

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SEP 17 2003
Assessment Appeals Board

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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In the closed session meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco, Tuesday, September 23, 2003 at 10:38 a.m.

Present: Peter Fatooh and Frank Mahoney, III

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Quorum present

Chairperson: Peter Fatooh, Presiding

The Board commenced its meeting in open session at the hour of 10:38 a.m. There was no public comment, so the Board convened into closed session at the hour of 10:40 a.m. to deliberate on the below listed application. At the hour of 10:59 a.m., the Board reconvened in open session and took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2001-0030	Baker Hamilton Properties, LLC	A.V. Lowered (Board)

There being no further business, the Board, at the hour of 11:05 a.m., recessed to reconvene Wednesday, September 24, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on September 26, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 24, 2003 To September 24, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0412
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 030
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #101
TOPIC: Decline in Value
CURRENT ASSESSMENT: $254,592.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-0413
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 031
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #102
TOPIC: Decline in Value
CURRENT ASSESSMENT: $243,984.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-0414
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 032
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #103
TOPIC: Decline in Value
CURRENT ASSESSMENT: $254,592.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-0415
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 033
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #104
TOPIC: Decline in Value
CURRENT ASSESSMENT: $262,548.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-0416
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 034
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #105
TOPIC: Decline in Value
CURRENT ASSESSMENT: $281,112.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-0417
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 035
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #106
TOPIC: Decline in Value
CURRENT ASSESSMENT: $281,112.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-0418
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 036
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #107
TOPIC: Decline in Value
CURRENT ASSESSMENT: $281,112.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-0419
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 037
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #108
TOPIC: Decline in Value
CURRENT ASSESSMENT: $217,464.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-0420
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 038
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #109
TOPIC: Decline in Value
CURRENT ASSESSMENT: $217,464.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-0421
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 039
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #110
TOPIC: Decline in Value
CURRENT ASSESSMENT: $281,112.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-0422
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 040
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #111
TOPIC: Decline in Value
CURRENT ASSESSMENT: $281,112.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-0423
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 041
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #112
TOPIC: Decline in Value
CURRENT ASSESSMENT: $281,112.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION 2002-0424
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 042
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #113
TOPIC: Decline in Value
CURRENT ASSESSMENT: $281,112.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

15) Hearing, discussion, and possible action involving:

APPLICATION 2002-0425
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 043
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #114
TOPIC: Decline in Value
CURRENT ASSESSMENT: $281,112.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

16) Hearing, discussion, and possible action involving:

APPLICATION 2002-0426
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 044
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #115
TOPIC: Decline in Value
CURRENT ASSESSMENT: $185,640.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

17) Hearing, discussion, and possible action involving:

APPLICATION 2002-0427
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 045
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #116
TOPIC: Decline in Value
CURRENT ASSESSMENT: $281,112.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

18) Hearing, discussion, and possible action involving:

APPLICATION 2002-0428
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 046
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #117
TOPIC: Decline in Value
CURRENT ASSESSMENT: $278,460.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

19) Hearing, discussion, and possible action involving:

APPLICATION 2002-0429
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 047
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #118
TOPIC: Decline in Value
CURRENT ASSESSMENT: $220,116.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

20) Hearing, discussion, and possible action involving:

APPLICATION 2002-0430
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 048
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #119
TOPIC: Decline in Value
CURRENT ASSESSMENT: $259,896.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

21) Hearing, discussion, and possible action involving:

APPLICATION 2002-0431
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 049
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #120
TOPIC: Decline in Value
CURRENT ASSESSMENT: $251,940.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

22) Hearing, discussion, and possible action involving:

APPLICATION 2002-0432
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 050
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #121
TOPIC: Decline in Value
CURRENT ASSESSMENT: $246,636.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

23) Hearing, discussion, and possible action involving:

APPLICATION 2002-0433
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 051
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #122
TOPIC: Decline in Value
CURRENT ASSESSMENT: $243,984.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

24) Hearing, discussion, and possible action involving:

APPLICATION 2002-0434
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 052
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #123
TOPIC: Decline in Value
CURRENT ASSESSMENT: $249,288.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

25) Hearing, discussion, and possible action involving:

APPLICATION 2002-0435
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 053
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #124
TOPIC: Decline in Value
CURRENT ASSESSMENT: $257,244.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

26) Hearing, discussion, and possible action involving:

APPLICATION 2002-0436
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 054
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #125
TOPIC: Decline in Value
CURRENT ASSESSMENT: $259,896.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

27) Hearing, discussion, and possible action involving:

APPLICATION 2002-0437
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 055
PARCEL ADDRESS: 0175 0000 BLUXOME ST, 126
TOPIC: Decline in Value
CURRENT ASSESSMENT: $209,508.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

28) Hearing, discussion, and possible action involving:

APPLICATION 2002-0438
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 056
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #127
TOPIC: Decline in Value
CURRENT ASSESSMENT: $259,896.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

29) Hearing, discussion, and possible action involving:

APPLICATION 2002-0439
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 057
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #128
TOPIC: Decline in Value
CURRENT ASSESSMENT: $257,244.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

30) Hearing, discussion, and possible action involving:

APPLICATION 2002-0440
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 058
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #129
TOPIC: Decline in Value
CURRENT ASSESSMENT: $249,288.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

31) Hearing, discussion, and possible action involving:

APPLICATION 2002-0441
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 059
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #130
TOPIC: Decline in Value
CURRENT ASSESSMENT: $249,288.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

32) Hearing, discussion, and possible action involving:

APPLICATION 2002-0442
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 060
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #131
TOPIC: Decline in Value
CURRENT ASSESSMENT: $233,376.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

33) Hearing, discussion, and possible action involving:

APPLICATION 2002-0443
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 061
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #132
TOPIC: Decline in Value
CURRENT ASSESSMENT: $246,636.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

34) Hearing, discussion, and possible action involving:

APPLICATION 2002-0444
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 062
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #133
TOPIC: Decline in Value
CURRENT ASSESSMENT: $236,028.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

35) Hearing, discussion, and possible action involving:

APPLICATION 2002-0445
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 063
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #134
TOPIC: Decline in Value
CURRENT ASSESSMENT: $188,292.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

36) Hearing, discussion, and possible action involving:

APPLICATION 2002-0446
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 064
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #201
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

37) Hearing, discussion, and possible action involving:

APPLICATION 2002-0447
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 065
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #202
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

38) Hearing, discussion, and possible action involving:

APPLICATION 2002-0448
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 066
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #203
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

39) Hearing, discussion, and possible action involving:

APPLICATION 2002-0449
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 067
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #204
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

40) Hearing, discussion, and possible action involving:

APPLICATION 2002-0450
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 068
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #205
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

41) Hearing, discussion, and possible action involving:

APPLICATION 2002-0451
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 069
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #206
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

42) Hearing, discussion, and possible action involving:

APPLICATION 2002-0452
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 070
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #207
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

43) Hearing, discussion, and possible action involving:

APPLICATION 2002-0453
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 071
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #208
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

44) Hearing, discussion, and possible action involving:

APPLICATION 2002-0454
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 072
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #209
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

45) Hearing, discussion, and possible action involving:

APPLICATION 2002-0455
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 073
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #210
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

46) Hearing, discussion, and possible action involving:

APPLICATION 2002-0456
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 074
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #211
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

47) Hearing, discussion, and possible action involving:

APPLICATION 2002-0457
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 075
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #212
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

48) Hearing, discussion, and possible action involving:

APPLICATION 2002-0458
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 076
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #213
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

49) Hearing, discussion, and possible action involving:

APPLICATION 2002-0459
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 077
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #214
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

50) Hearing, discussion, and possible action involving:

APPLICATION 2002-0460
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 078
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #215
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

51) Hearing, discussion, and possible action involving:

APPLICATION 2002-0461
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 079
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #216
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

52) Hearing, discussion, and possible action involving:

APPLICATION 2002-0462
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 080
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #217
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

53) Hearing, discussion, and possible action involving:

APPLICATION 2002-0463
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 081
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #218
TOPIC: Decline in Value
CURRENT ASSESSMENT: $212,160.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: ROLL CORRECTION SUPPLEMENTAL

54) Hearing, discussion, and possible action involving:

APPLICATION 2002-0464
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 082
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #219
TOPIC: Decline in Value
CURRENT ASSESSMENT: $265,200.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 24, 2003 To September 24, 2003
9:30 AM (ALL DAY)

55) Hearing, discussion, and possible action involving:

APPLICATION 2002-0465
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 083
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #220
TOPIC: Decline in Value
CURRENT ASSESSMENT: $236,028.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

56) Hearing, discussion, and possible action involving:

APPLICATION 2002-0466
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 084
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #221
TOPIC: Decline in Value
CURRENT ASSESSMENT: $230,724.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

57) Hearing, discussion, and possible action involving:

APPLICATION 2002-0467
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 085
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #222
TOPIC: Decline in Value
CURRENT ASSESSMENT: $233,376.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

58) Hearing, discussion, and possible action involving:

APPLICATION 2002-0468
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 086
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #223
TOPIC: Decline in Value
CURRENT ASSESSMENT: $236,028.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

59) Hearing, discussion, and possible action involving:

APPLICATION 2002-0469
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 087
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #224
TOPIC: Decline in Value
CURRENT ASSESSMENT: $265,200.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

60) Hearing, discussion, and possible action involving:

APPLICATION 2002-0470
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 088
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #225
TOPIC: Decline in Value
CURRENT ASSESSMENT: $265,200.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

61) Hearing, discussion, and possible action involving:

APPLICATION 2002-0471
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 089
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #226
TOPIC: Decline in Value
CURRENT ASSESSMENT: $214,812.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

62) Hearing, discussion, and possible action involving:

APPLICATION 2002-0472
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 090
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #227
TOPIC: Decline in Value
CURRENT ASSESSMENT: $214,812.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

63) Hearing, discussion, and possible action involving:

APPLICATION 2002-0473
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 091
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #228
TOPIC: Decline in Value
CURRENT ASSESSMENT: $265,200.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

64) Hearing, discussion, and possible action involving:

APPLICATION 2002-0474
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 092
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #229
TOPIC: Decline in Value
CURRENT ASSESSMENT: $265,200.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

65) Hearing, discussion, and possible action involving:

APPLICATION 2002-0475
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 093
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #230
TOPIC: Decline in Value
CURRENT ASSESSMENT: $236,028.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

66) Hearing, discussion, and possible action involving:

APPLICATION 2002-0476
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 094
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #231
TOPIC: Decline in Value
CURRENT ASSESSMENT: $233,376.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

67) Hearing, discussion, and possible action involving:

APPLICATION 2002-0477
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 095
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #232
TOPIC: Decline in Value
CURRENT ASSESSMENT: $228,072.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

68) Hearing, discussion, and possible action involving:

APPLICATION 2002-0478
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 096
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #233
TOPIC: Decline in Value
CURRENT ASSESSMENT: $236,028.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

69) Hearing, discussion, and possible action involving:

APPLICATION 2002-0479
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 097
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #234
TOPIC: Decline in Value
CURRENT ASSESSMENT: $262,548.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

70) Hearing, discussion, and possible action involving:

APPLICATION 2002-0480
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 098
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #235
TOPIC: Decline in Value
CURRENT ASSESSMENT: $212,160.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

71) Hearing, discussion, and possible action involving:

APPLICATION 2002-0481
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 099
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #301
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

72) Hearing, discussion, and possible action involving:

APPLICATION 2002-0482
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 100
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #302
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

73) Hearing, discussion, and possible action involving:

APPLICATION 2002-0483
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 101
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #303
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

74) Hearing, discussion, and possible action involving:

APPLICATION 2002-0484
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 102
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #304
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

75) Hearing, discussion, and possible action involving:

APPLICATION 2002-0485
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 103
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #305
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

76) Hearing, discussion, and possible action involving:

APPLICATION 2002-0486
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 104
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #306
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

77) Hearing, discussion, and possible action involving:

APPLICATION 2002-0487
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 105
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #307
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

78) Hearing, discussion, and possible action involving:

APPLICATION 2002-0488
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 106
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #308
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

79) Hearing, discussion, and possible action involving:

APPLICATION 2002-0489
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 107
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #309
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

80) Hearing, discussion, and possible action involving:

APPLICATION 2002-0490
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 108
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #310
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

81) Hearing, discussion, and possible action involving:

APPLICATION 2002-0491
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 109
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #311
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

82) Hearing, discussion, and possible action involving:

APPLICATION 2002-0492
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 110
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #312
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

83) Hearing, discussion, and possible action involving:

APPLICATION 2002-0493
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 111
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #313
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

84) Hearing, discussion, and possible action involving:

APPLICATION 2002-0494
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 112
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #314
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

85) Hearing, discussion, and possible action involving:

APPLICATION 2002-0495
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 113
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #315
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

86) Hearing, discussion, and possible action involving:

APPLICATION 2002-0496
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 114
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #316
TOPIC: Decline in Value
CURRENT ASSESSMENT: $283,764.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

87) Hearing, discussion, and possible action involving:

APPLICATION 2002-0497
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 115
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #317
TOPIC: Decline in Value
CURRENT ASSESSMENT: $286,416.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

88) Hearing, discussion, and possible action involving:

APPLICATION 2002-0498
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 116
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #318
TOPIC: Decline in Value
CURRENT ASSESSMENT: $238,680.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

89) Hearing, discussion, and possible action involving:

APPLICATION 2002-0499
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 117
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #319
TOPIC: Decline in Value
CURRENT ASSESSMENT: $267,852.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

90) Hearing, discussion, and possible action involving:

APPLICATION 2002-0500
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 118
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #320
TOPIC: Decline in Value
CURRENT ASSESSMENT: $228,072.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

91) Hearing, discussion, and possible action involving:

APPLICATION 2002-0501
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 119
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #321
TOPIC: Decline in Value
CURRENT ASSESSMENT: $241,332.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

92) Hearing, discussion, and possible action involving:

APPLICATION 2002-0502
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 120
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #322
TOPIC: Decline in Value
CURRENT ASSESSMENT: $243,984.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

93) Hearing, discussion, and possible action involving:

APPLICATION 2002-0503
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 121
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #323
TOPIC: Decline in Value
CURRENT ASSESSMENT: $228,072.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

94) Hearing, discussion, and possible action involving:

APPLICATION 2002-0504
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 122
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #324
TOPIC: Decline in Value
CURRENT ASSESSMENT: $267,852.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

95) Hearing, discussion, and possible action involving:

APPLICATION 2002-0505
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 123
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #325
TOPIC: Decline in Value
CURRENT ASSESSMENT: $273,156.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

96) Hearing, discussion, and possible action involving:

APPLICATION 2002-0506
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 124
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #326
TOPIC: Decline in Value
CURRENT ASSESSMENT: $273,156.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

97) Hearing, discussion, and possible action involving:

APPLICATION 2002-0507
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 125
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #327
TOPIC: Decline in Value
CURRENT ASSESSMENT: $267,852.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

98) Hearing, discussion, and possible action involving:

APPLICATION 2002-0508
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 126
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #328
TOPIC: Decline in Value
CURRENT ASSESSMENT: $228,072.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

99) Hearing, discussion, and possible action involving:

APPLICATION 2002-0509
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 127
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #329
TOPIC: Decline in Value
CURRENT ASSESSMENT: $243,984.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 24, 2003 To September 24, 2003
9:30 AM (ALL DAY)

100 Hearing, discussion, and possible action involving:

APPLICATION 2002-0510
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 128
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #330
TOPIC: Decline in Value
CURRENT ASSESSMENT: $236,028.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

101 Hearing, discussion, and possible action involving:

APPLICATION 2002-0511
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 129
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #331
TOPIC: Decline in Value
CURRENT ASSESSMENT: $230,724.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

102 Hearing, discussion, and possible action involving:

APPLICATION 2002-0512
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 130
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #332
TOPIC: Decline in Value
CURRENT ASSESSMENT: $265,200.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

103 Hearing, discussion, and possible action involving:

APPLICATION 2002-0513
APPLICANT: 175 BLUXOME LLC
PARCEL NO.: 3785 131
PARCEL ADDRESS: 0175 0000 BLUXOME ST, #333
TOPIC: Decline in Value
CURRENT ASSESSMENT: $236,028.00 APPLICANT'S OPINION: $100,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Wednesday, September 24, 2003 at 9:40 a.m.

SF
A77
#2
9/24/03

Present: Peter Fatooh, Alec Lambie and Diane Robinson

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Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0412	175 Bluxome LLC	Continued to 10/21/03
2002-0413	175 Bluxome LLC	Continued to 10/21/03
2002-0414	175 Bluxome LLC	Continued to 10/21/03
2002-0415	175 Bluxome LLC	Continued to 10/21/03
2002-0416	175 Bluxome LLC	Continued to 10/21/03
2002-0417	175 Bluxome LLC	Continued to 10/21/03
2002-0418	175 Bluxome LLC	Continued to 10/21/03
2002-0419	175 Bluxome LLC	Continued to 10/21/03
2002-0420	175 Bluxome LLC	Continued to 10/21/03
2002-0421	175 Bluxome LLC	Continued to 10/21/03
2002-0422	175 Bluxome LLC	Continued to 10/21/03
2002-0423	175 Bluxome LLC	Continued to 10/21/03
2002-0424	175 Bluxome LLC	Continued to 10/21/03
2002-0425	175 Bluxome LLC	Continued to 10/21/03
2002-0426	175 Bluxome LLC	Continued to 10/21/03
2002-0427	175 Bluxome LLC	Continued to 10/21/03
2002-0428	175 Bluxome LLC	Continued to 10/21/03
2002-0429	175 Bluxome LLC	Continued to 10/21/03
2002-0430	175 Bluxome LLC	Continued to 10/21/03
2002-0431	175 Bluxome LLC	Continued to 10/21/03
2002-0432	175 Bluxome LLC	Continued to 10/21/03
2002-0433	175 Bluxome LLC	Continued to 10/21/03
2002-0434	175 Bluxome LLC	Continued to 10/21/03
2002-0435	175 Bluxome LLC	Continued to 10/21/03
2002-0436	175 Bluxome LLC	Continued to 10/21/03
2002-0437	175 Bluxome LLC	Continued to 10/21/03
2002-0438	175 Bluxome LLC	Continued to 10/21/03
2002-0439	175 Bluxome LLC	Continued to 10/21/03

2002-0440	175 Bluxome LLC	Continued to 10/21/03
2002-0441	175 Bluxome LLC	Continued to 10/21/03
2002-0442	175 Bluxome LLC	Continued to 10/21/03
2002-0443	175 Bluxome LLC	Continued to 10/21/03
2002-0444	175 Bluxome LLC	Continued to 10/21/03
2002-0445	175 Bluxome LLC	Continued to 10/21/03
2002-0446	175 Bluxome LLC	Continued to 10/21/03
2002-0447	175 Bluxome LLC	Continued to 10/21/03
2002-0448	175 Bluxome LLC	Continued to 10/21/03
2002-0449	175 Bluxome LLC	Continued to 10/21/03
2002-0450	175 Bluxome LLC	Continued to 10/21/03
2002-0451	175 Bluxome LLC	Continued to 10/21/03
2002-0452	175 Bluxome LLC	Continued to 10/21/03
2002-0453	175 Bluxome LLC	Continued to 10/21/03
2002-0454	175 Bluxome LLC	Continued to 10/21/03
2002-0455	175 Bluxome LLC	Continued to 10/21/03
2002-0456	175 Bluxome LLC	Continued to 10/21/03
2002-0457	175 Bluxome LLC	Continued to 10/21/03
2002-0458	175 Bluxome LLC	Continued to 10/21/03
2002-0459	175 Bluxome LLC	Continued to 10/21/03
2002-0460	175 Bluxome LLC	Continued to 10/21/03
2002-0461	175 Bluxome LLC	Continued to 10/21/03
2002-0462	175 Bluxome LLC	Continued to 10/21/03
2002-0463	175 Bluxome LLC	Continued to 10/21/03
2002-0464	175 Bluxome LLC	Continued to 10/21/03
2002-0465	175 Bluxome LLC	Continued to 10/21/03
2002-0466	175 Bluxome LLC	Continued to 10/21/03
2002-0467	175 Bluxome LLC	Continued to 10/21/03
2002-0468	175 Bluxome LLC	Continued to 10/21/03
2002-0469	175 Bluxome LLC	Continued to 10/21/03
2002-0470	175 Bluxome LLC	Continued to 10/21/03
2002-0471	175 Bluxome LLC	Continued to 10/21/03
2002-0472	175 Bluxome LLC	Continued to 10/21/03
2002-0473	175 Bluxome LLC	Continued to 10/21/03
2002-0474	175 Bluxome LLC	Continued to 10/21/03
2002-0475	175 Bluxome LLC	Continued to 10/21/03
2002-0476	175 Bluxome LLC	Continued to 10/21/03
2002-0477	175 Bluxome LLC	Continued to 10/21/03
2002-0478	175 Bluxome LLC	Continued to 10/21/03
2002-0479	175 Bluxome LLC	Continued to 10/21/03
2002-0480	175 Bluxome LLC	Continued to 10/21/03
2002-0481	175 Bluxome LLC	Continued to 10/21/03
2002-0482	175 Bluxome LLC	Continued to 10/21/03
2002-0483	175 Bluxome LLC	Continued to 10/21/03
2002-0484	175 Bluxome LLC	Continued to 10/21/03
2002-0485	175 Bluxome LLC	Continued to 10/21/03
2002-0486	175 Bluxome LLC	Continued to 10/21/03

2002-0487	175 Bluxome LLC	Continued to 10/21/03
2002-0488	175 Bluxome LLC	Continued to 10/21/03
2002-0489	175 Bluxome LLC	Continued to 10/21/03
2002-0490	175 Bluxome LLC	Continued to 10/21/03
2002-0491	175 Bluxome LLC	Continued to 10/21/03
2002-0492	175 Bluxome LLC	Continued to 10/21/03
2002-0493	175 Bluxome LLC	Continued to 10/21/03
2002-0494	175 Bluxome LLC	Continued to 10/21/03
2002-0495	175 Bluxome LLC	Continued to 10/21/03
2002-0496	175 Bluxome LLC	Continued to 10/21/03
2002-0497	175 Bluxome LLC	Continued to 10/21/03
2002-0498	175 Bluxome LLC	Continued to 10/21/03
2002-0499	175 Bluxome LLC	Continued to 10/21/03
2002-0500	175 Bluxome LLC	Continued to 10/21/03
2002-0501	175 Bluxome LLC	Continued to 10/21/03
2002-0502	175 Bluxome LLC	Continued to 10/21/03
2002-0503	175 Bluxome LLC	Continued to 10/21/03
2002-0504	175 Bluxome LLC	Continued to 10/21/03
2002-0505	175 Bluxome LLC	Continued to 10/21/03
2002-0506	175 Bluxome LLC	Continued to 10/21/03
2002-0507	175 Bluxome LLC	Continued to 10/21/03
2002-0508	175 Bluxome LLC	Continued to 10/21/03
2002-0509	175 Bluxome LLC	Continued to 10/21/03
2002-0510	175 Bluxome LLC	Continued to 10/21/03
2002-0511	175 Bluxome LLC	Continued to 10/21/03
2002-0512	175 Bluxome LLC	Continued to 10/21/03
2002-0513	175 Bluxome LLC	Continued to 10/21/03

There being no further business, the Board, at the hour of 11:10 a.m., recessed to reconvene Monday, September 29, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran
Administrator

Approved by the Board on September 26, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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9/25/03

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
September 25, 2003 To September 25, 2003
9:30 AM (ALL DAY)

Page 1 of 5

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1730
APPLICANT: BANC OF AMERICA SECURITIES, LLC
PARCEL NO.: 2002207380
PARCEL ADDRESS: 00000600 00000000 MONTGOMERY ST,
TOPIC:
CURRENT ASSESSMENT: $1,392,261.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1731
APPLICANT: BA MERCHANT SERVICES, INC.
PARCEL NO.: 2002207385
PARCEL ADDRESS: 00000001 00000000 SOUTH VAN NESS AVE,
TOPIC:
CURRENT ASSESSMENT: $2,476,072.00 APPLICANT'S OPINION: $15,438.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

DATE POSTED
SEP 16 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1732
APPLICANT: BANC OF AMERICA SECURITIES, LLC
PARCEL NO.: 2002208522
PARCEL ADDRESS: 00000600 00000000 MONTGOMERY ST,
TOPIC:
CURRENT ASSESSMENT: $2,906,082.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1733
APPLICANT: BANC OF AMERICA SECURITIES, LLC
PARCEL NO.: 2002208542
PARCEL ADDRESS: 00000655 00000000 MONTGOMERY ST,
TOPIC:
CURRENT ASSESSMENT: $2,451,961.00 APPLICANT'S OPINION: $650.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1734
APPLICANT: BANK OF AMERICA - TECHNOLOGY & OPERATIONS
PARCEL NO.: 2002207389
PARCEL ADDRESS: 00001455 00000000 MAR KET ST,
TOPIC:
CURRENT ASSESSMENT: $5,922,174.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1735
APPLICANT: BANK OF AMERICA - TECHNOLOGY & OPERATIONS
PARCEL NO.: 2002207392
PARCEL ADDRESS: 00000555 00000000 CALIFORNIA ST,
TOPIC:
CURRENT ASSESSMENT: $186,113.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1736
APPLICANT: BANK OF AMERICA - TECHNOLOGY & OPERATIONS
PARCEL NO.: 2002208527
PARCEL ADDRESS: 00000655 00000000 MONTGOMERY ST,
TOPIC:
CURRENT ASSESSMENT: $820,790.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1737
APPLICANT: SECURITY PACIFIC LEASING CORP.
PARCEL NO.: 2002207393
PARCEL ADDRESS: 00000555 00000000 CALIFORNIA ST,
TOPIC:
CURRENT ASSESSMENT: $302,918.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1738
APPLICANT: BANK OF AMERICA - TECHNOLOGY & OPERATIONS
PARCEL NO.: 2002209506
PARCEL ADDRESS: 00001455 00000000 MARKET ST,
TOPIC:
CURRENT ASSESSMENT: $11,598,766.00 APPLICANT'S OPINION: $1.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1739
APPLICANT: BANK OF AMERICA, NA
PARCEL NO.: 2002200107
PARCEL ADDRESS: 00001455 00000000 MARKET ST, 0000
TOPIC:
CURRENT ASSESSMENT: $2,464,757.00 APPLICANT'S OPINION: $246,476.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1740
APPLICANT: BANK OF AMERICA, NA
PARCEL NO.: 2002200058
PARCEL ADDRESS: 00000001 00000000 SOUTH VAN NESS AVE, 0000
TOPIC:
CURRENT ASSESSMENT: $1,161,870.00 APPLICANT'S OPINION: $116,187.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION 2002-1741
APPLICANT: BANK OF AMERICA, NA
PARCEL NO.: 2002207378
PARCEL ADDRESS: 00000000 00000000 VARIOUS LOCATIONS (ATMS) ,
TOPIC:
CURRENT ASSESSMENT: $1,854,928.00 APPLICANT'S OPINION: $185,493.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: REGULAR

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 26, 2003 To September 26, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 2001-0685
APPLICANT: GANNETT COMPANY
PARCEL NO.: 2001701142
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $4,716,626.00 APPLICANT'S OPINION: $3,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

DATE POSTED
SEP 16 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 26, 2003 To September 26, 2003
9:30 AM (ALL DAY)

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Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

REVISED AGENDA

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 26, 2003
9:30 AM

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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2001-0685
APPLICANT: GANNETT COMPANY
PARCEL NO.: 2001701142
PARCEL ADDRESS: ,
TOPIC:
CURRENT ASSESSMENT: $4,716,626.00 APPLICANT'S OPINION: $3,000,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR

3) CLOSED SESSION – to deliberate and take possible action on the following applications:

a) APPLICATION: 2002-2245
APPLICANT: BRUCE TOY
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 41-43 VALPARAISO ST.
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $234,328 APPLICANT'S OPINION: $67,541
TAXABLE YEAR: 1994
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

DATE POSTED
SEP 17 2003
Assessment Appeals Board

b) APPLICATION: 2002-2246
APPLICANT: BRUCE TOY
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 41-43 VALPARAISO ST.
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $237,116 APPLICANT'S OPINION: $68,346
TAXABLE YEAR: 1995
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

c) APPLICATION: 2002-2247
APPLICANT: BRUCE TOY
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 41-43 VALPARAISO ST.
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $239,747 APPLICANT'S OPINION: $69,104
TAXABLE YEAR: 1996
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

d) APPLICATION: 2002-2248
APPLICANT: BRUCE TOY
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 41-43 VALPARAISO ST.
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $509,264 APPLICANT'S OPINION: $70,485
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: ESCAPE

e) APPLICATION: 2002-2249
APPLICANT: BRUCE TOY
PARCEL NO.: 0091 013A
PARCEL ADDRESS: 41-43 VALPARAISO ST.
TOPIC: Base Year / Change in Ownership
CURRENT ASSESSMENT: $500,000 APPLICANT'S OPINION: $70,485
TAXABLE YEAR: 1997
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

- Public comment will be taken on every item on the agenda.

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JOURNAL OF PROCEEDINGS
CITY AND COUNTY OF SAN FRANCISCO
ASSESSMENT APPEALS BOARD

In the closed session meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco, Friday, September 26, 2003 at 9:43 a.m.

Present: Diane Robinson, Frank Mahoney, III, and Thomas Ramm

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Quorum present

Chairperson: Diane Robinson, Presiding

The Board commenced its meeting in open session at the hour of 9:43 a.m. There was public comment given by James Pann of the Assessor's office relating to item # 3 on the agenda, which was a closed session for the Board to review additional documents received and to deliberate applications 2002-2245, 2002-2246, 2002-2247, 2002-2248 and 2002-2249, filed on behalf of Bruce Toy.

Following public comment the Board instructed the clerk to send written correspondence to applicant's agent/attorney to schedule another open hearing for both parties to further discuss the issues regarding the above referenced applications.

The Board then heard testimony from both parties on the below listed application(s) for change in the assessed valuation of property affecting the 2001 assessment roll. The Board convened into closed at the hour of 11:10. At the hour of 11:25, the Board reconvened into open session, gave both parties further instructions for the next hearing, and took the following action, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2001-0685	Gannett Company	Continued tentatively to 11/7/03

There being no further business, the Board, at the hour of 11:28 a.m., recessed to reconvene at 11:30 a.m. this same day to hear a different matter before a different Board panel.

Gloria L. Young
Clerk

Dawn Duran
Dawn Duran
Administrator

Approved by the Board on Monday, September 29, 2003

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the closed session meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco, Friday, September 26, 2003 at 11:32 a.m.

Present: Peter Fatooh, Frank Mahoney, III, and Thomas Ramm

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-1650	GRE, Inc.	A.V.Lowered (Assessor)

There being no further business, the Board, at the hour of 11:55 a.m., recessed to reconvene later the same day, September 26, 2003 at 1:30 p.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Monday, September 29, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing Page 1 of 2

Room 406, City Hall

September 26, 2003 To September 26, 2003

~~1:30 PM~~ (ALL DAY)
11:30 AM

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1650

APPLICANT: GRE, INC.
PARCEL NO.: 0310 004
PARCEL ADDRESS: 0025 0033 KEARNY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $11,444,400.00 APPLICANT'S OPINION: $6,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

Assessment Appeals Board 1 Hearing

Room 406, City Hall

September 26, 2003 To September 26, 2003

~~**1:30 PM**~~ (ALL DAY)

11:30 AM

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 26, 2003
1:30 PM

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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) CLOSED SESSION – to review with legal counsel and finalize findings of fact for the following application:

APPLICATION: 2001-0470
APPLICANT: EASTOPEN, INC dba RAMADA HOTEL
PARCEL NO.: 3701 059
PARCEL ADDRESS: 1215 – 1321 MARKET ST.
TAXABLE ROLL YEAR: 1994 Regular Roll
APPEAL TYPE: Real Property

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 29, 2003 To September 29, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0932

APPLICANT: FORTY-FIVE FREMONT ASSOCIATES c/o SHORENSTEIN REALTY SR
PARCEL NO.: 3710 019
PARCEL ADDRESS: 0045 0000 FREMONT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $175,247,198.00 APPLICANT'S OPINION: $118,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

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Assessment Appeals Board

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SEP 2 3 2003
Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 29, 2003 To September 29, 2003
9:30 AM (ALL DAY)

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

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In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Monday, September 29, 2003 at 9:40 a.m.

Present: Diane Robinson, Tom Ramm, and David Wilbur

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-0932	Forty-Five Fremont Associates	A.V.Lowered (Assessor)

RECESS

There being no further business, the Board, at the hour of 10:10 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:30 p.m.

Present: Diane Robinson, Peter Fatooh, and Tom Ramm

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	Name	Disposition
2002-2257	340 Pine Street, Inc.	Denied

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	Name	Disposition
2002-1091	Mark Whiting	Withdrawn
2002-1482	Gus Realty, Inc.	Postponed
2002-1643	Carramerica Realty Corp	Postponed
2002-1644	Carramerica Realty Corp	Postponed
2002-1645	Carramerica Realty Corp	Postponed

There being no further business, the Board, at the hour of 2:20 p.m., recessed to reconvene Tuesday, September 30, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Tuesday, September 30, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing Page 1 of 3
Room 406, City Hall
September 29, 2003 To September 29, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-1091
APPLICANT: WHITING, MARK
PARCEL NO.: 0061 001
PARCEL ADDRESS: 0201 0000 CHESTNUT ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,537,900.00 APPLICANT'S OPINION: $2,080,800.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1482
APPLICANT: GUS REALTY, INC.
PARCEL NO.: 0309 027
PARCEL ADDRESS: 0225 0000 POST ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $22,030,676.00 APPLICANT'S OPINION: $5,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 29, 2003 To September 29, 2003
1:30 PM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1643
APPLICANT: CARRAMERICA REALTY CORP
PARCEL NO.: 0167 063
PARCEL ADDRESS: 0075 0000 BROADWAY ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $30,997,466.00 APPLICANT'S OPINION: $15,499,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1644
APPLICANT: CARRAMERICA REALTY CORP
PARCEL NO.: 0171 068
PARCEL ADDRESS: 0001 0000 JACKSON ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,248,098.00 APPLICANT'S OPINION: $11,599,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1645
APPLICANT: CARRAMERICA REALTY CORP
PARCEL NO.: 0168 057
PARCEL ADDRESS: 0057 0000 THE EMBARCADERO ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,248,098.00 APPLICANT'S OPINION: $11,599,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 29, 2003 To September 29, 2003
1:30 PM (ALL DAY)

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-2257
APPLICANT: 340 PINE STREET, INC.
PARCEL NO.: 0236 018
PARCEL ADDRESS: 0275 0000 SACRAMENTO ST,
TOPIC: Calamity
CURRENT ASSESSMENT: $27,926,442.00 APPLICANT'S OPINION: $13,481,377.25
TAXABLE YEAR: 2000
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

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DISABILITY ACCESS – The hearing room is wheelchair accessible.

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SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 30, 2003 To September 30, 2003
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

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APPLICATION 2002-1125
APPLICANT: LENNAR PARTNERS
PARCEL NO.: 3774 024
PARCEL ADDRESS: ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $10,267,716.00 APPLICANT'S OPINION: $5,133,858.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1126
APPLICANT: LENNAR PARTNERS
PARCEL NO.: 3774 015
PARCEL ADDRESS: 0041 0000 FEDERAL ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $781,578.00 APPLICANT'S OPINION: $390,790.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

DATE POSTED
SEP 23 2003
Assessment Appeals Board

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SEP 23 2003
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1127
APPLICANT: LENNAR PARTNERS
PARCEL NO.: 3774 018
PARCEL ADDRESS: ,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,300,000.00 APPLICANT'S OPINION: $1,650,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1128
APPLICANT: LENNAR PARTNERS
PARCEL NO.: 3774 025
PARCEL ADDRESS: 0230 0240 BRANNAN ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $5,134,123.00 APPLICANT'S OPINION: $2,567,062.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1134
APPLICANT: GLIDE ECONOMIC DEVELOPMENT CORP.
PARCEL NO.: 0331 003
PARCEL ADDRESS: 0141 MASON ST,
TOPIC:
CURRENT ASSESSMENT: $2,775,000.00 APPLICANT'S OPINION: $882,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 30, 2003 To September 30, 2003
9:30 AM (ALL DAY)

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1135
APPLICANT: GLIDE ECONOMIC DEVELOPMENT CORP.
PARCEL NO.: 0331 002
PARCEL ADDRESS: 0149 0151 MASON ST,
TOPIC: Other
CURRENT ASSESSMENT: $1,500,000.00 APPLICANT'S OPINION: $462,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-1136
APPLICANT: GLIDE ECONOMIC DEVELOPMENT CORP.
PARCEL NO.: 0331 004
PARCEL ADDRESS: 0125V MASON ST,
TOPIC:
CURRENT ASSESSMENT: $2,400,000.00 APPLICANT'S OPINION: $756,000.00
TAXABLE YEAR: 2001
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-1497
APPLICANT: WESTLAKE DEVELOPMENT CO.
PARCEL NO.: 0163 005
PARCEL ADDRESS: 0909 MONTGOMERY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $25,389,720.00 APPLICANT'S OPINION: $12,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

10) Hearing, discussion, and possible action involving:

APPLICATION 2002-1599
APPLICANT: FELCOR LODGING TRUST, INC.
PARCEL NO.: 0023 005
PARCEL ADDRESS: 1300 0000 COLUMBUS AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $14,065,152.00 APPLICANT'S OPINION: $7,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

11) Hearing, discussion, and possible action involving:

APPLICATION 2002-1600
APPLICANT: FELCOR LODGING TRUST, INC.
PARCEL NO.: 0285 019
PARCEL ADDRESS: 0480 0000 SUTTER ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $45,868,198.00 APPLICANT'S OPINION: $22,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

12) Hearing, discussion, and possible action involving:

APPLICATION 2002-1601
APPLICANT: FELCOR LODGING TRUST, INC.
PARCEL NO.: 2002710003
PARCEL ADDRESS: 00000000 00000000 0 1300 COLUMBUS FISHERMAN ,
TOPIC:
CURRENT ASSESSMENT: $9,127,358.00 APPLICANT'S OPINION: $4,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Possessory Interest
ROLL TYPE: REGULAR
STATUS: POSTPONED

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9/30/03

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 of the City and County of San Francisco, Tuesday, September 30, 2003 at 9:35 a.m.

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Present: Peter Fatooh, Alec Lambie, and Diane Robinson

Quorum present

Chairperson: Peter Fatooh, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-1134	Glide Economic Development	Stipulation Denied
2002-1135	Glide Economic Development	Stipulation Denied
2002-1136	Glide Economic Development	Stipulation Denied

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2002-1125	Lennar Partners	Postponed
2002-1126	Lennar Partners	Postponed
2002-1127	Lennar Partners	Postponed
2002-1128	Lennar Partners	Postponed
2002-1497	Westlake Development Co.	Postponed
2002-1599	Felcor Lodging Trust, Inc.	Postponed
2002-1600	Felcor Lodging Trust, Inc.	Postponed
2002-1601	Felcor Lodging Trust, Inc.	Postponed

RECESS

There being no further business, the Board, at the hour of 10:20 a.m., recessed to reconvene at 1:30 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:30 p.m.

Present: Alec Lambie, Diane Robinson, and Carol Ruth Silver

Quorum present

Chairperson: Alec Lambie, Presiding

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years being present and heard, the Board took certain actions, as specified under this date, on the original of the respective applications(s):

Appeal No.	**Name**	**Disposition**
2002-1621	Wharf Associates/ RFS Hotel	Continued to 11/4/03
2002-2134	Wharf Associates/RFS Hotel	Continued to 11/4/03

The following listed applicant(s) for change in the assessed valuation of property affecting the Assessment Roll for various years having failed to appear for hearing as scheduled, the Board took certain actions, as specified under this date, on the original of the respective application(s):

Appeal No.	**Name**	**Disposition**
2002-0956	BPEC West, LLC	Postponed
2002-1236	Townsend 625 LLC	Withdrawn
2002-1237	Townsend 625 LLC	Withdrawn
2002-1238	Townsend 625 LLC	Withdrawn
2002-1294	Charles Mosser	Postponed
2002-2220	SKS Rhode Island LLC	Postponed

There being no further business, the Board, at the hour of 3:55 p.m., recessed to reconvene Wednesday, October 1, 2003 at 9:30 a.m.

Gloria L. Young
Clerk

Dawn Duran

Dawn Duran
Administrator

Approved by the Board on Wednesday, October 1, 2003

SEAL OF THE CITY AND COUNTY OF SAN FRANCISCO

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each member of the public will be allotted the same number of minutes to speak to the Board. The Board may limit the total testimony to 30 minutes.

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 30, 2003 To September 30, 2003
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION 2002-0956
APPLICANT: BPEC WEST, LLC
PARCEL NO.: 0238 007
PARCEL ADDRESS: 0475 0000 SACRAMENTO ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $28,259,270.00 APPLICANT'S OPINION: $24,439,111.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION 2002-1236
APPLICANT: TOWNSEND 625 LLC
PARCEL NO.: 3799 008
PARCEL ADDRESS: 0625 0000 TOWNSEND ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $11,886,641.00 APPLICANT'S OPINION: $5,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

4) Hearing, discussion, and possible action involving:

APPLICATION 2002-1237
APPLICANT: TOWNSEND 570 LLC
PARCEL NO.: 3784 085
PARCEL ADDRESS: 0570 0000 TOWNSEND ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,849,480.00 APPLICANT'S OPINION: $1,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION 2002-1238
APPLICANT: TOWNSEND 370 LLC
PARCEL NO.: 3786 016
PARCEL ADDRESS: 0370 0000 TOWNSEND ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $3,121,200.00 APPLICANT'S OPINION: $1,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION 2002-1294
APPLICANT: MOSSER, CHARLES
PARCEL NO.: 0177 001
PARCEL ADDRESS: 0153 0000 COLUMBUS AVE,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $7,231,820.00 APPLICANT'S OPINION: $5,500,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR
STATUS: POSTPONED

7) Hearing, discussion, and possible action involving:

APPLICATION 2002-1621
APPLICANT: WHARF ASSOCIATES c/o RFS HOTEL INVESTORS, INC.
PARCEL NO.: 0029 003
PARCEL ADDRESS: 0590 0000 BAY ST,
TOPIC: Decline in Value
CURRENT ASSESSMENT: $23,907,090.00 APPLICANT'S OPINION: $11,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION 2002-2134
APPLICANT: WHARF ASSOCIATES c/o RFS HOTEL INVESTORS, INC.
PARCEL NO.: 2002990083
PARCEL ADDRESS: 00002620 00000000 JONES ST,
TOPIC: Personal Property / Fixtures
CURRENT ASSESSMENT: $2,748,500.00 APPLICANT'S OPINION: $1,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Personal Property
ROLL TYPE: ESCAPE

9) Hearing, discussion, and possible action involving:

APPLICATION 2002-2220
APPLICANT: SKS RHODE ISLAND LLC
PARCEL NO.: 3957 001
PARCEL ADDRESS: ,
TOPIC: Calamity
CURRENT ASSESSMENT: $45,160,969.00 APPLICANT'S OPINION: $30,000,000.00
TAXABLE YEAR: 2002
APPEAL TYPE: Real Property
ROLL TYPE: SUPPLEMENTAL

Assessment Appeals Board 1 Hearing
Room 406, City Hall
September 30, 2003 To September 30, 2003
1:30 PM (ALL DAY)

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

Government's duty is to serve the public, reaching it's decision in full view of the public. Commissions, boards, councils and other agencies of the City and County exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review.

For more information on your rights under the Sunshine Ordinance (Chapter 67 of the San Francisco Administrative Code) or to report a violation of the ordinance, contact Donna Hall by mail to Administrator, Sunshine Ordinance Task Force, 1 Dr. Carlton B. Goodlett Place, Room 409, San Francisco, CA 94102-4689; by phone at 415.554.7724, by fax at 415.554.7854, or by e-mail at Donna_Hall@ci.sf.ca.us.

Citizens interested in obtaining a free copy of the Sunshine Ordinance can request a copy from Ms. Hall or by printing Chapter 67 of the San Francisco Administrative Code on the Internet, at http://www.ci.sf.ca.us/bdsupvrs/sunshine.htm

Lobbyist Registration and Reporting Requirements

Individuals and entities that influence or attempt to influence local legislative or administrative action may be required by the San Francisco Lobbyist Ordinance [SF Campaign & Governmental Conduct Code § 2.100] to register and report lobbying activity. For more information about the Lobbyist Ordinance, please contact the San Francisco Ethics Commission at 30 Van Ness Avenue, Suite 3900, San Francisco, CA 94102; telephone (415) 581-2300; fax (415) 581-2317; Web Site www.sfgov.org/ethics.

DISABILITY ACCESS – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

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